

TIA 93

KNOW ALL MEN BY THESE PRESENTS, That John M. Schoonover & Arba F. Schoonover, H & W 12011 Bradfield Ave., Lynwood, California 90262 to grantor paid by A. McClain Matsler & Virginia G. Matsler, H & W, 727 W. 52nd St., Springfield, Oregon 97477

hereinafter called the grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot #18: N $\frac{1}{2}$ E $\frac{1}{2}$ W $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ Section 10 TWP 25 S R8E W.M.
Subject to a fifteen foot wide easement along entire North boundary and a ten foot wide easement along entire South boundary for mutual roadway and all other roadway purposes.
Subject to reservations and rights of way of record.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.
And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$2,750.00

In construing this deed and where the context so requires, the singular includes the plural.
WITNESS grantor's hand this 28th day of September, 1970.

John M. Schoonover
Arba F. Schoonover

California
STATE OF OREGON County of Los Angeles) ss.
Personally appeared the above named John M. Schoonover and Arba E. Schoonover

and acknowledged the foregoing instrument to be their voluntary act and deed.



OFFICIAL SEAL
MABLE MOLER
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY

Before me: Mabel Moler
Notary Public for OREGON California
My commission expires

NOTE—The sentence between the symbols @, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

John M. Schoonover &
Arba F. Schoonover
TO
A. McClain Matsler &
Virginia G. Matsler

AFTER RECORDING RETURN TO

A. M. Matsler
727 N. 52nd St.,
Springfield, Oregon 97477

(DON'T USE THIS
SPACE, RESERVED
FOR RECORDING
LABEL IN COUN-
TIES WHERE
USED.)

STATE OF OREGON,
County of Klamath } ss.
I certify that the within instru-
ment was received for record on the
28th day of April, 1978,
at 3:36 o'clock P. M., and recorded
in book N78 on page 8507
Record of Deeds of said County.
Witness my hand and seal of
County affixed.

Wm. D. Milne
County Clerk Title.
By Deputy
Fee \$3.00