

CLARENCE L. HILL AND LILLIAN REDKEY HILL, HUSBAND AND WIFE

HENRY L. BEESON AND UNA KATHRYN BEESON, HUSBAND AND WIFE, hereinafter called grantor, convey(s) to

of Klamath, State of Oregon, described as: all that real property situated in the County

See Attached Legal Description

SUBJECT TO: 1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District. 2. Reservations contained in deed from Clarence L. Hill, a single man to Estella Hill, a widow, dated April 5, 1948, recorded April 6, 1948 in Book 219 at page 41, Deed Records of Klamath County, Oregon, as follows: "Grantor reserves the right of use of existing irrigation and drainage ditches across said property." 3. Reservations, including the terms and provisions thereof, contained in Deed from Estella O. Hill, a widow, to Clarence L. Hill, a single man, dated April 5, 1948, recorded April 6, 1948, in Book 219 at page 39, deed records of Klamath County, Oregon, as follows: "Grantor reserves the right of use of existing irrigation and drainage ditches across said property." 4. Rights of the public in and to that portion of the above property lying within the limits of roads or highways. 5. The rights of the public and of governmental bodies in and to any portion of the above property lying below high water mark of the Lost River. 6. Waiver of Riparian Rights, including the terms and provisions thereof, by Sarah E. Harshbarger to United States of America, dated July 8, 1905, (cont)

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except

as listed above and on the back

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 150,000.00.Dated this 30th day of May, 19 78.

*Clarence L. Hill*  
CLARENCE L. HILL

*Lillian Redkey Hill*  
LILLIAN REDKEY HILL

STATE OF OREGON, County of Klamath ) ss.

On this 30th day of May, 19 78 personally appeared the above named  
Clarence L. Hill and Lillian Redkey Hill and acknowledged the foregoing  
instrument to be their voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 4-5-82

- \* The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.  
\*\* If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

## WARRANTY DEED (INDIVIDUAL)

HILL

TO  
BEESON

After Recording Return to:

*1/A*  
TAKES: DEPT. 2 VETS' AFFAIRS  
1225 PERRY ST. S.E.  
SALEM, OREGON  
97310

STATE OF OREGON, )

County of \_\_\_\_\_ ) ss.

I certify that the within instrument was received for record  
on the \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M. and recorded in book \_\_\_\_\_  
on page \_\_\_\_\_ Records of Deeds of said County.

Witness my hand and seal of County affixed.

By \_\_\_\_\_ Title \_\_\_\_\_ Deputy \_\_\_\_\_

6. Continued

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recorded September 16, 1905 in Book 18 at page 364, Deed Records of Klamath County, Oregon.

7. Waiver of Riparian Rights, including the terms and provisions thereof, by S. S. Henley, a widow, to United States of America, dated June 26, 1905, recorded November 3, 1906 in Book 21 at page 392, Deed Records of Klamath County, Oregon,

8. As disclosed by the assessment and tax roll, the premises herein have been specially assessed for farm use. If the land becomes disqualified for this special assessment under the statutes, an additional tax, plus interest and penalty, will be levied for the number of years in which this special assessment was in effect for the land.

PARCEL 1

The North 256 feet of Lot 1, Section 17, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Lots 1 and 2 of Section 8, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

And a portion of the Southwest one quarter of the Southwest one quarter of Section 8, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Commencing at the Northwest corner of the SW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 8, Township 40 South, Range 10 East of the Willamette Meridian; thence south along the West line of said quarter section a distance of 10 rods; thence East parallel with the North line of said quarter section a distance of 40 rods; thence South parallel with the West line of said quarter section 8 rods; thence East parallel with the North line of said quarter section 40 rods to the East line of said quarter section; thence North 18 rods to the Northeast corner of said quarter section; thence West along the North line of said quarter section to the point of beginning.

PARCEL 2

The North 256 feet of the Northwest one quarter of the Northwest one quarter of Section 17, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and the SW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 8, Township 40 South, Range 10 East of the Willamette Meridian, EXCEPT the following portion thereof:

Commencing at the Northwest corner of said SW $\frac{1}{4}$ SW $\frac{1}{4}$ , Section 8, Township 40 South, Range 10 East of the Willamette Meridian; thence South along the West line of said quarter section, a distance of 10 rods; thence East parallel with the North line of said quarter section, a distance of 40 rods; thence South parallel with the West line of said quarter section, 8 rods; thence East parallel with the North line of said quarter section, 40 rods to the East line of said quarter section; thence North 18 rods to the Northeast corner of said quarter section; thence West along the North line of said quarter section to the place of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 31st day of May A. D. 1978 at 3:56 clock PM, or

truly recorded in Vol. M78, of Deeds on Page 11606

Wm D. MILNE, County Clerk

Fee \$6.00

Benneth A. Smith