

L# 0141596 MTC-6469

49555

-WARRANTY DEED-

Vol. ^m 78 Page 12000

CALVIN E. PIERCE and JANET R. PIERCE, husband and wife,
Grantors, warrant and convey to WAYNE F. COBINE and SHERRIAN R.
COBINE, husband and wife, Grantees, the following described real
property situate in Klamath County, Oregon, free of all encumbrances,
except as specifically set forth herein:

A parcel of land situated in the S $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section
11, Township 39 South, Range 9 East of the Willamette
Meridian, Klamath County, Oregon, and more particularly
described as follows:

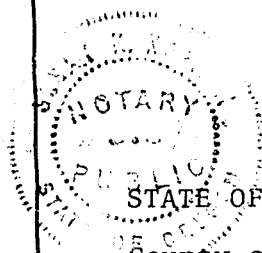
Beginning at the Northwest corner of Deed Volume M74, page
9088, said point being North 00°16' West 1987.8 feet from
the Southwest corner of the E $\frac{1}{2}$ of the SE $\frac{1}{4}$ of said Section
11; thence South 89°31' East 30.00 feet to a 5/8 inch iron
pin on the Easterly right of way line of Homedale Road;
thence continuing South 89°31' East 120.00 feet; thence
South 00°16' East, parallel to said Homedale Road,
135.00 feet; thence, North 89°31' West 150.00 feet to
the centerline of said Homedale Road; thence North 00°
16' West 135.00 feet to the point of beginning, excluding
that area within the right of way of Homedale Road, with
the bearings based on Homedale Road as being North 00°
16' West

and covenant that grantor is the owner of the above-described pro-
perty free of all encumbrances, except reservations, restrictions,
easements and rights of way of record and those apparent upon the
land; rules, regulations, liens and assessments of water users and
sanitation districts; 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
Forty Seven Thousand Five Hundred and No/100ths (\$47,500.00) DOLLARS.

Until a change is requested, all tax statements shall be
mailed to: Klamath First Federal

DATED this 5th day of June, 1978.



STATE OF OREGON)
County of Klamath)

ss. June 5, 1978.

Personally appeared the above-named CALVIN E. PIERCE and
JANET R. PIERCE, husband and wife, and acknowledged the foregoing
instrument to be their voluntary act. Before me:

Return
Klamath First Federal
2943 20th
City

Susan K. Karsch
Notary Public for Oregon
My Commission expires: 12-6-81

WILLIAM P. BRANDSNESS
ATTORNEY AT LAW
411 PINE STREET
KLAMATH FALLS, OREGON 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 05th day of
June A.D., 19 78 at 11:48 o'clock A.M., and duly recorded in Vol. M78
of Deeds on Page 12000.

FEE \$3.00

WM. D. MILNE, County Clerk

By Bernice Helrich Deputy