

KNOW ALL MEN BY THESE PRESENTS, That

ERNEST S. GOBBLE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by ROBERT D. HUGHES and VICKI L. HUGHES, husband and wife, hereinafter called the grantees, 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:

PARCEL 1:

A tract of land situated in the NW 1/4 of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin on the North line of said Section 25, said point being North 89° 33' East a distance of 470.9 feet from the North quarter corner of said Section 25; thence North 89° 30' East along the North line of said Section 25 a distance of 134 feet; thence South 0° 27' East a distance of 361.0 feet; thence South 89° 33' West a distance of 134.0 feet; thence North parallel to the East line thereof a distance of 361 feet, more or less, to the point of beginning.

PARCEL 2: continued (IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 as set forth on reverse

and that grantor will warrant and forever defend the said 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 \$ 32,000.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). (The sentence between the symbols Ⓢ, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 6th day of July, 1978; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

Ernest S. Gobble

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath } ss.
July 6, 1978

Personally appeared the above named Ernest S. Gobble

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

Before me, *Judy Blum*
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: 8-23-81

STATE OF OREGON, County of _____) ss.

Personally appeared _____, 19____, and _____, who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____

_____ a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

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 _____ or as file/serial number _____, Record of Deeds of said county. Witness my hand and seal of County attested.

SPACE RESERVED FOR RECORDER'S USE

By _____ Recording Officer
Deputy

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording with fee:

Robert D. Hughes
Bridgette Hughes
Klamath Falls, Ore

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

Dept of Veterans Affairs
1225 Ferry St. SE
Salem, Oregon 97310

NAME, ADDRESS, ZIP

A tract of land situate in the NW¹/₄ of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon more particularly described as follows:

Beginning at an iron pin on the North line of said Section 25, said point being North 89° 30' East a distance of 604.9 feet from the North quarter corner of said Section 25; thence continuing Northeasterly on the same line a distance of 170 feet; thence South 0° 27' East a distance of 710.8 feet; thence South 89° 30' West a distance of 304 feet; thence North 0° 27' West a distance of 349.5 feet to the Southwest corner of Parcel 1; thence North 89° 30' East a distance of 134.0 feet; thence North 0° 27' West a distance of 361 feet to the point of beginning.

PARCEL 3:

A portion of the NW¹/₄ of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point which lies North 89° 30' East 215.9 feet and South 0° 27' East 710.3 feet from the North quarter corner of said Section and running thence South 0° 27' East 192 feet to the North line of the Great Northern Railway right-of-way; thence Southeasterly along said right-of-way a distance of 117.0 feet; thence North 89° 30' East a distance of 281.2 feet; thence North 0° 27' West 276.3 feet; thence South 89° 30' West a distance of 370 feet, more or less, to the point of beginning.

PARCEL 4:

A tract of land situated in the NW¹/₄ of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the North right-of-way line of the County Road, which point is South 89° 33' West 1894.3 feet and North 0° 27' West 30 feet from the iron axle which marks the Southeast corner of the NE¹/₄ of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and running thence North 0° 27' West 276.3 feet; thence South 89° 33' West 454.9 feet; thence South 47° 55' East 408.7 feet; thence North 89° 33' East 153.7 feet to the point of beginning.

SAVING AND EXCEPTING THEREFROM the Easterly 153.7 feet thereof.

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Klamath Irrigation District.
3. The premises herein described are within and subject to the statutory powers, including the power of assessment Klamath Basin Improvement District. Further subject to Notice of Resolution of said District recorded July 24, 1970 in Volume M70, page 6187, Deed Records of Klamath County, Oregon.
4. Waiver of Riparian Rights granted to the United States of America by conveyance executed by S. S. Henley recorded in Volume 21, page 392, Deed Records of Klamath County, Oregon.
5. Easement, including the terms and provisions thereof, given by Sophia S. Henley to The Pacific Telephone and Telegraph Company dated December 29, 1928, recorded March 25, 1929 in Volume 85, page 467, Deed Records of Klamath County, Oregon.
6. Grant of Right of Way, including the terms and provisions thereof, granted to the California Oregon Power Company, recorded in Volume 310, page 318, Records of Klamath County, Oregon, for right of way for pole and wire lines and other facilities for the transmission and distribution of electricity and communication and control signals.
7. Grant of Easement, including the terms and provisions thereof, from Ernest Gobble to Shelby C. Wilsdon, recorded in Volume M77, page 23669, Microfilm Records of Klamath County, Oregon, for the purpose of ingress and egress.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 7th day of July A.D., 1978, at 4:44 o'clock P.M., and duly recorded in Vol. M78 of Deeds on Page 14639.

FEE \$6.00

WM. D. MILNE, County Clerk

By Bernetha Phelps Deputy