

51877

Vol. M

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KNOW ALL MEN BY THESE PRESENTS, That FRANCES M. NIXON

to grantor paid by DAVID L. HADLEY and RODNEY L. HADLEY as joint tenants with the right of survivorship, 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:

Beginning at a point which is South 23°17' West, 20 feet from the Southwest corner of Lot 3 of Block 3 in the Town of Bly, Oregon, thence running South 23°17' West 87.51 feet; thence South 88°47' East 25.28 feet; thence South 81°57' East 27.54 feet; thence North 23°17' East 70.78 feet; more or less, to the south line of the alley in said Block 3 in said Town of Bly, Oregon; thence North 66°43' West 50 feet to the point of beginning, being a portion of Lot 2 of Section 3 in Township 37 South, Range 14 EWM. And

Beginning at a point on the southerly line of the alley in Block 3, Bly, Oregon, which is South 23°17' West 20 feet from the southeast corner of Lot 2 in said Block 3; thence South 23°17' West 87.51 feet; thence North 88°47' West 69.32 feet; more or less to the easterly line of that certain parcel of land more particularly described in deed from S. C. Hamaker et al to O. W. Howard, dated May 10, 1911 and recorded September 20, 1911 on page 83 of Volume 35 of Deeds records of Klamath County, Oregon; thence North along the easterly line of the premises described in the said deed 110 feet to the northeast corner thereof; thence South 79°40' East 51.75 feet; thence South 66°43' East 55.14 feet to the point of beginning, being a portion of Lot 2, Section 3, Township 37 South, Range 14 EWM, excepting and reserving therefrom a certain well with right of ingress and egress right to improve and pipe water therefrom.

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.

and that 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 \$ Love and affection

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 16th day of May, 1978

Frances M. Nixon

STATE OF OREGON, County of Klamath

Personally appeared the above named Frances M. Nixon

May 16th, 1978

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

Before me: Sheila Howard

Notary Public for Oregon

My commission expires Sept 30, 1981

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

Frances M. Nixon

GRANTOR'S NAME AND ADDRESS

David L. Hadley and Rodney L. Hadley

GRANTEE'S NAME AND ADDRESS

After recording return to:

Frances M. Nixon
P.O. Box 345
Bly, Oregon

NAME, ADDRESS, ZIP

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

David L. Hadley & Rodney L. Hadley
P.O. Box 32
Bly, Oregon 97622

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 10th day of July, 1978, at 2:16 o'clock P.M., and recorded in book M78 on page 15476 or as file/reel number 51877

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Nilne

Recording Officer

By Bernhardt Thelisch Deputy

Fee \$3.00