

55232

WARRANTY DEED-

Vol. 78 Page 21538

LARRY A. CLARKSON and MARY E. CLARKSON, husband and wife, Grantors, warrant and convey to DENEY A. DRYER and JEN A. DRYER, husband and wife, Grantees, the following described real property free of all encumbrances, except as specifically set forth herein:

All that portion of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 28, SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 33, Township 39, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning on the North line of the Klamath Falls-Ashland Highway at a point from which the Northwest corner of said Section 33, bears North 25° 40' West a distance of 1230.75 feet; thence Westerly along the said North line of Highway 80.35 feet to the Southwest corner of property deeded to J. C. Hull, et ux, being the true point of beginning of this description; thence North 0° 21' West 832.0 feet; thence West 76.7 feet; thence North 0° 21' West 860.0 feet, more or less to the South line of the Emmitt Ditch; thence Westerly along said ditch line 153.4 feet measured at right angles to said last mentioned line; thence South 0° 21' East 880.0 feet; thence East 153.4 feet; thence South 0° 21' East to the North line of Highway; thence Westerly along said line 80.35 feet to the true point of beginning.

and do further covenant that grantor is the owner of the above-described property free of all encumbrances, except reservations, restrictions, easements and rights of way of record and those apparent upon the land; 1978-79 taxes are now a lien but not yet payable; and will defend the same against all persons who may lawfully claim the same, except as shown above.

Two Thousand and no/100ths (\$52,000.00) DOLLARS.

Until a change is requested, all tax statements shall be mailed to:
STATE OF OREGON
KALAMAZOO COUNTY
CITY OF KALAMAZOO

Until this 26th day of September, 1978.

Larry A. Clarkson

Mary E. Clarkson

ss. _____, 1978.

STATE OF

County of

Pe

MARY E. C
Instrument

CLARKSON

Klamath

ss.

_____, 1978.

I personally appeared the above-named LARRY A. CLARKSON and MARY E. CLARKSON, husband and wife, and acknowledged the foregoing to be their voluntary act. Before me:

William P. Bran
Notary Public for Oregon
My Commission expires: 6-19-81

WILLIAM P. BRAN
ATTORNEY AT LAW
STATE OF OREGON

I hereby certify that

September 27, A.D. 1978

Deeds

FEE \$3.00

COUNTY OF KLAMATH, OR.

This instrument was received and filed for record on the 27th day of September, 1978, at 4:20 o'clock P.M., and duly recorded in Vol. M78, on Page 21538.

WM. D. MILNE, County Clerk

By Patricia L. Finch Deputy