

FA38-16078
KNOW ALL MEN BY THESE PRESENTS, That Lura Willis Martin

Vol. M78 Page 22288

to grantor paid by Clarence R. Wells, 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:
Township 34 South, Range 7 East of the Willamette Meridian,
Section 27:

E 1/2 NW 1/4 SAVING AND EXCEPTING therefrom unto Lura Willis Martin, her heirs successors and assigns, a right of way 60 feet in width located in the most feasible route over and across said premises to the W 1/2 NW 1/4 of said Section 27, as an appurtenance to said W 1/2 NW 1/4 of said Section 27 for the purpose of ingress to and egress from the said W 1/2 NW 1/4 of Section 27.

Granting to Wells, his heirs, successors and assigns a 60 foot right of way over the most feasible route over and across the W 1/2 NW 1/4 of said Section 27 for the purpose of ingress and egress to and from the E 1/2 NW 1/4 of said Section 27.

SUBJECT TO all reservations, restrictions, easements and rights of way of record or apparent on the ground, including, but not limited to, the following:

Rights of the public in and to any portion of said premises lying within the limits of roads and highways.

Reservations and restrictions, including the terms and provisions thereof, contained in Land Status Report recorded October 14, 1958, in Book 304 at Page 636, Deed Records.

Reservations of 1/4 of all minerals, including the terms and provisions thereof, as disclosed by instrument dated May 11, 1970, recorded in Book M-70, Page 3980 reserved by Inez Weeks Hunter.

(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.

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 \$ 32,000.00

However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).^⓪

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

WITNESS grantor's hand this 13 day of September, 1978.

Lura Willis Martin

STATE OF OREGON, County of Klamath

Personally appeared the above named Lura Willis Martin

Sept 13, 1978

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

(OFFICIAL SEAL)

Before me: Heather R. Burr
Notary Public for Oregon

My commission expires June 18, 1979

NOTE—The sentence between the symbols ⓪, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

Lura Willis Martin

P.O. Box 195

Chiloquin, Oregon 97624

GRANTOR'S NAME AND ADDRESS

Clarence R. Wells

Chiloquin, Oregon 97624

GRANTEE'S NAME AND ADDRESS

After recording return to:
Clarence R. Wells

Chiloquin, Oregon 97624

NAME, ADDRESS, ZIP

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

Clarence R. Wells

Chiloquin, Oregon 97624

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 6th day of October, 1978, at 10:50 o'clock A.M., and recorded in book M78 on page 22288 or as file/reel number 56234

Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne

Recording Officer

By Lura Willis Martin Deputy

Fee \$3.00