

KNOW ALL MEN BY THESE PRESENTS, That F. MILES MAYFIELD and VIRGINIA E. MAYFIELD, husband and wife, hereinafter called the grantor for the consideration hereinafter stated, to grantor paid by JAMES E. SHARP, SR., a single man, and DOROTHY V. HARTLEY, a married woman, hereinafter called the grantee, does hereby grant, bargain, sell and convey to said grantee, their heirs and assigns all the following real property, with the tenements, hereditaments and appurtenances situated in the County of Klamath, and State of Oregon, bounded and described as follows, to-wit:

E1/2SE1/4SW1/4 lying Southerly of Lost River in Section 21, Township 39 South, Range 10, East of the Willamette Meridian, Klamath County, Oregon. EXCEPTING that portion heretofore conveyed to the United States of America by deed in Book 34, page 134.

SUBJECT TO: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder; liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, contracts, easements, and water and irrigation rights in connection therewith; easement, including the terms and provisions thereof, from C. C. Lewis, et ux, to United States of America to overflow all that portion of the above described land lying below the contour having an elevation of 4,092 feet above sea level which may hereafter be flooded by the back water of Lost River Diversion Dam of the Klamath Project, and release of damages that have accrued or may hereafter accrue, as recorded on page 36 of Volume 91, Deed Records of Klamath County, Oregon; an easement created by instrument, including the terms and provisions thereof dated June 28, 1915, recorded July 21, 1915 in Deed Book 45 at page 1, in favor of United States of America for an easement to maintain and operate an irrigation canal; rights of Governmental bodies in and to any portion of the above property lying below the ordinary high water mark of Lost River; and rights of the way apparent thereon.

To Have and to Hold the above described and granted premises unto the said grantees, their heirs 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, except those set forth above, 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$34,000.00.

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

WITNESS grantor's hand and seal this 29th day of July, 1975.

F. Miles Mayfield (SEAL)
Virginia E. Mayfield (SEAL)

25462

STATE OF OREGON

COUNTY OF Klamath
Stark

ss.

Be it remembered that on this 29 day of July, A. D. 1975 before me, the undersigned, a Notary Public in and for said county and state, personally appeared the within named F. MILES MAYFIELD and VIRGINIA E. MAYFIELD, his wife, known to me to be identical persons described in and who executed the within instrument, and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.



W. Stark
Notary Public for Oregon

My Commission expires: Oct. 28, 1977

James E. Sharp, Sr.
11251 Crystal Sprng. Rd.
K. F. O.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

For record at xxxxxx
on 13th day of November A. D. 1978 at 2:23 clock P. M., at
duty recorded in Vol. M78, of Deeds on Page 25461

Fee \$6.00 By Wm D. MILNE, County Clk
Samtha Shetch