

59315

T/A # M-38-16866-7
WARRANTY DEED (INDIVIDUAL)M
78

Page 27326

GREGG ALAN POWLESS and GWENDOLYN LEE POWLESS, husband and wife

hereinafter called grantor, convey(s) to
WILBUR R. APPLEBEE and KAY E. APPLEBEE, husband and wifeall that real property situated in the County
of Klamath, State of Oregon, described as:

SEE ATTACHED EXHIBIT "A"

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
SEE ATTACHED EXHIBIT "A"

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 38,900.00

Dated this 28th day of November, 1978.

Gregg Alan Powless
Gwendolyn Lee Powless

STATE OF OREGON, County of Klamath) ss.

On this 28th day of November

19 78 personally appeared the above named
Gregg Alan Powless and Gwendolyn Lee Powless and acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me:

Darlene T. Addington
Notary Public for Oregon

My commission expires: 3-22-81

* The dollar amount should include cash plus all encumbrances existing against the property to which the
property remains subject or which the purchaser agrees to pay or assume.** If consideration includes other property or value, add the following: "However, the actual consideration
consists of or includes other property or value given or promised which is part of the/the whole
consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

POWLESS

TO

APPLEBEE

After Recording Return to:

Grantees

Rt. 3, Box 301

Klamath Falls, Oregon 97601

Taxes: People's Mortgage Co.

500 N. E. Multnomah

Suite 850

Portland, Oregon 97232

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 _____ Records of Deeds of said County.

Witness my hand and seal of County affixed.

By _____ Title

By _____ Deputy

27327

EXHIBIT "A"

A tract of land situated in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Commencing at the intersection of the North line of N $\frac{1}{2}$ of N $\frac{1}{2}$ of SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, with the Easterly line of Homedale Road, and running Easterly along said North line a distance of 100 feet; thence Southerly at right angles a distance of 135 feet; thence Westerly parallel with said North line 100 feet to the East line of Homedale Road; thence Northerly along said Easterly line of Homedale Road 135 feet to the point of beginning.

EXCEPT from the above described property a strip of land 20 feet by 100 feet being on the North side and more particularly described in Deed Recorded January 11, 1961 in Deed Volume 326 at page 462, Records of Klamath County, Oregon.

SUBJECT TO:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District.
3. Easement, including the terms and provisions thereof, recorded September 6, 1945 in Volume 179 at page 493; and also recorded September 11, 1948 in Volume 225 at page 27.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.
 5th day of December A. D. 1978 at 11:43 clock A. M., on
 Page 27326
 of Deeds
 Recorded in Vol. M78, of Deeds
 Wm. D. MILLS, County Clerk
Bernice A. Skelton

Fee \$6.00