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KNOW ALL MEN BY THESE PRESENTS, That GILBERT L. MOREY and EVA L. MOREY, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAMES W. CHAMBERLAND and SUSAN D. CHAMBERLAND, husband and wife

the grantee, 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:

A parcel of land situated in the NE $\frac{1}{4}$ SW $\frac{1}{4}$, Section 12, Township 38 S., R. 8 E.W.M., more particularly described as follows: Beginning at a 3/4" iron pipe on the East line of the NE $\frac{1}{4}$ SW $\frac{1}{4}$, said Section 12, said point being S. 00°03'29" W. 651.50 feet from the center quarter of said Section 12; thence from said point of beginning N. 89°42'28" W. 443.01 feet along the North line of the S $\frac{1}{2}$ of Government Lot 6 to a 5/8" iron pin; thence N. 17°24'13" W. 682.89 feet to a 5/8" iron pin on the North line of the NE $\frac{1}{4}$ SW $\frac{1}{4}$, said Section 12; thence S. 89°47'18" E. 392.91 feet along the North line of the NE $\frac{1}{4}$ SW $\frac{1}{4}$, said Section 12, to a point, said point being described in Microfilm Deed Records M-78, Page 1844, as "being 255 feet North 89°47'18" West from the center quarter Section 12"; thence from said point S. 27°15'35" E. along the westerly line described in Microfilm Deed Records M-78, Page 1844, 555.65 feet, more or less, to a point on the East line of the NE $\frac{1}{4}$ SW $\frac{1}{4}$, said Section 12, (CONTINUED ON REVERSE)

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, except as stated herein,

and that grantor will warrant and forever defend the said 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 \$33,550.00.

~~However, the actual consideration consists of other property or value given or promised which is the consideration indicated in this deed. It is hereby acknowledged that the above stated sum of \$33,550.00 is not the actual consideration.~~

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 11th day of January, 1979; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

Gilbert L. Morey
Eva L. Morey

STATE OF OREGON,)
County of KLAMATH) ss.
January 11th, 1979.

Personally appeared the above named GILBERT L. MOREY and EVA L. MOREY, husband and wife,

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

Before me: *Herman F. Smith*
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: 12/13/82

STATE OF OREGON, County of) ss.
January 11th, 1979.

Personally appeared _____ and _____ who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me: _____
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: _____

GILBERT L. MOREY and EVA L. MOREY
Route 3, Box 1401, Sunset Beach
Klamath Falls, Oregon 97601

JAMES W. CHAMBERLAND and SUSAN D. CHAMBERLAND

GRANTEE'S NAME AND ADDRESS
After recording return to:
James W. Chamberland
2425 Redwood Drive
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

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

JAMES W. and SUSAN D. CHAMBERLAND
2425 Redwood Drive
Klamath Falls, Oregon 97601
NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of _____

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 _____ or as file/reel number _____.

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By _____ Recording Officer
Deputy

(Description continued)

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said point being described in Microfilm Deed Records M-78, Page 1844, as "beginning at center of Section 12, South on a straight line approximately 493 feet to a point at the Westerly edge of rim rock"; thence from said point S. 00°03'29" W. 158.50 feet along the East line of the NE $\frac{1}{4}$ SW $\frac{1}{4}$, said Section 12, to the point of beginning.

SUBJECT TO: (1) Agreement, including the terms and provisions thereof, from Rex E. Bord to California Oregon Power Company, a California corporation, recorded July 31, 1934, in Book 103, Page 328, Deed Records. (2) Rights of the public and of governmental bodies in and to any portion of the above-described property lying below the high water mark of Klamath Lake. (3) Rights of the public in and to any portion of the above-described property lying within the limits of roads or highways. (4) Agreement, including the terms and provisions thereof, between Mazie E. Furman, a widow, and Gilbert L. Morey and Eva L. Morey, husband and wife, dated March 15, 1960, recorded March 23, 1960, in Book 319, Page 682, Deed Records of Klamath County, Oregon. (5) Easement created by instrument, including the terms and provisions thereof, dated February 6, 1961, recorded August 1, 1961, in Book 331, Page 343, in favor of The California Oregon Power Company, a California corporation, for electric transmission line. (6) Easement created by instrument, including the terms and provisions thereof, dated October 13, 1977, recorded March 2, 1978, in Book M-78, Page 3909, in favor of Pacific Power & Light Company for electric transmission line across the NE $\frac{1}{4}$ SW $\frac{1}{4}$.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 17th day of January A. D. 19 79 at 3:24 o'clock P. M., and

duly recorded in Vol. M79, of Deeds on Page 1454.

Wm D. MILNE, County Clerk

By Bernice A. Helich

Fee \$6.00