

1967/50



KNOW ALL MEN BY THESE PRESENTS, That EDWARD I. MITCHELL and GENE C. MITCHELL, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by IRMA CRUMRINE

hereinafter called 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 tract of land situate in Sections 17, 18, 19 and 20 T39S, R9E.WM, being more particularly described as follows: Commencing at a 5/8" iron pin at the intersection of the Northerly right-of-way line of Joe Wright Road with the Easterly right-of-way line of the Dalles-California Highway 97 in the NE 1/4 NE 1/4 of Section 19, T39S, R9E.WM.; thence N 03° 38' 00" E along said Easterly right-of-way line 568.68 feet to the true point of beginning for this description; thence continuing along said Easterly right-of-way line East, 658.90 feet; thence South, 325.34 feet; thence West, 679.56 feet to the point of beginning containing 5 acres together with a nonexclusive easement for the purpose of ingress and egress over the following described parcel of land: Commencing at the intersection of the Northerly right-of-way line of Joe Wright Road with the Easterly right-of-way line of the Dalles-California Highway 97 in the NE 1/4 NE 1/4 of Section 19, T39S, R9E.WM.; thence N 03° 38' 00" E along said Easterly right-of-way line 568.68 feet to the true point of beginning for this description; thence leaving said right-of-way line East 100.00 feet; thence South 30.00 feet; thence West, 101.90 feet to said Easterly right-of-way line of the Dalles-California Highway 97; thence N 03° 38' 00" E along said Easterly right-of-way line 30.06 feet to the point of beginning.

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

SUBJECT TO: Easements of record and those apparent and common to the land; liens, assessments and easements of Klamath Irrigation District and restrictions in Agreement between Calvin L. Hunt and Corinne C. Hunt, husband and wife, Vendors and Richard C. Beesley and Wayne H. Blair, Vendees, dated 5/15/67.

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 \$ 1951.00

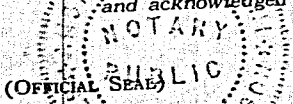
In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 27th day of March, 1969

Edward I. Mitchell
Gene C. Mitchell

STATE OF OREGON, County of Klamath) ss. March 27, 1969
Personally appeared the above named Edward I. Mitchell and Gene C. Mitchell, husband and wife

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



Before me: *Andrew A. Silami*
Notary Public for Oregon
My commission expires March 13, 1970

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

WARRANTY DEED

Irma Crumrine
7505 Washington Way
TO
Klamath Falls

AFTER RECORDING RETURN TO

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

STATE OF OREGON, } ss.
County of Klamath

I certify that the within instrument was received for record on the 19th day of January, 1979, at 11:31 o'clock A.M., and recorded in book M79 on page 1626 Record of Deeds of said County. Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title.

Bernice Shelst

Deputy.

Fee \$3.00