

PIERCE R. RYAN AND MARY F. RYAN, Husband and Wife  
hereinafter called grantor, convey(s) to  
NICHOLAS E. MILLER AND JUNE L. MILLER, Husband and Wife  
of Klamath, State of Oregon, described as:

See attached EXHIBIT "A"

79 JUN 3 PM 3 42

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except  
as shown on attached exhibit "A"

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

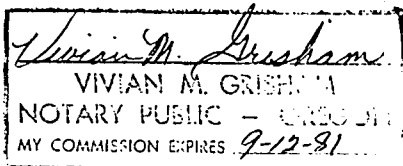
The true and actual consideration for this transfer is \$39,500.00

Dated this 7th day of June, 19 79

Pierce R. Ryan  
PIERCE R. RYAN  
Mary F. Ryan  
MARY F. RYAN

STATE OF OREGON, County of Klamath ) ss.

On this 7th day of June, 19 79, personally appeared the above named  
Pierce R. Ryan and Mary F. Ryan and acknowledged the foregoing  
instrument to be their voluntary act and deed.



Before me:

Vivian M. Grisham  
Notary Public for Oregon  
My commission expires: 9-12-81

- \* 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)

Ryan  
TO  
Miller

After Recording Return to:  
Mr. and Mrs. Nicholas E. Miller  
GENERAL DELIVERY  
CHILOQUIN, OREGON 97601  
Taxes: Dept. of Veterans' Affairs  
1225 Ferry St. S.E.  
Salem, Oregon 97310

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  
Deputy

## EXHIBIT "A"

13582

A tract of land situate in Lot 2, Section 15, Township 34 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and being more particularly described as follows:

Beginning at the Northwest corner of Section 15, Township 34 South, Range 7 East of the Willamette Meridian, and running thence North 89° 42' 15" East along the North line of said Section 15, 400.0 feet; thence South 62.42 feet; thence South 50° 43' 50" East 413.0 feet to the true point of beginning of this description; thence South 39° 16' 10" West 398.65 feet to a point on the Northeasterly bank of the Williamson River; thence South 50° 08' 20" East 130.90 feet; thence South 66° 38' 20" East 48.78 feet; thence North 19° 40' 20" East 410.40 feet; thence North 50° 43' 50" West 40.16 feet to the true point of beginning.

SUBJECT TO: 1. Rights of the public in and to any portion of said premises lying within the limits of public roads and highways.

2. Rights of the public and of Governmental bodies in and to that portion of the herein described property lying below the ordinary high water mark of Williamson River.

3. An easement created by instrument, including the terms and provisions thereof, dated October 19, 1966, recorded October 21, 1966 in M-66 at Page 10199 in favor of Pacific Power & Light Company for Electric transmission and distribution.

4. Subject to the requirements and provisions of ORS Chapter 481 pertaining to the registration and transfer of ownership of a Mobile Home, and any interests or liens disclosed thereby.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at \_\_\_\_\_  
this 31st day of June, A. D. 1972, at 3:12 o'clock P. M., and  
is recorded in Vol. M 72, of DEEDS on Page 13581

Fee \$ 6.00

Wm D. MILNE, County Clerk

By Bernice Adetich