

74743

WARRANTY DEED

Vol. 779 Page 23164



KNOW ALL MEN BY THESE PRESENTS, That CARL COSTELLOE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PACIFIC WEST MORTGAGE CO., an Oregon corporation, 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:

The following described real property is situated in the SW 1/4 SW 1/4 of Section 22, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows: Beginning at the Northwest corner of the SW 1/4 SW 1/4 of Section 22, Township 39 South, Range 9 East of the Willamette Meridian; thence South 88° 56' East, along the North line of the SW 1/4 SW 1/4 to the Westerly right of way line of the U.S.B.R. Weed drain; thence Southerly and Westerly along the Westerly and Northerly right of way line of the Weed drain to its intersection with the West line of the SW 1/4 SW 1/4; thence North 0° 04' East, along the West line of the SW 1/4 SW 1/4 to the point of beginning. EXCEPTING THEREFROM any portion lying within the right of way of Washburn Way. SUBJECT TO: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District. (CONTINUED ON REVERSE)

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 contract dated June 23, 1977, recorded June 23, 1977, book M-77, Page 11080, Klamath Co.

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. and that

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 4,793.78. However, the actual consideration consists of ~~XXXXXX~~ other ~~XXXXXXXX~~ value given ~~XXXXXXXX~~ which is ~~XXXXXX~~ part of the consideration (indicate which). (The sentence between the symbols (X), if not applicable, should be deleted. See ORS 93.030.)

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 14 day of September, 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)

Carl Costelloe

STATE OF OREGON,

County of Curry

ss.

September 14, 1979

Personally appeared the above named

CARL COSTELLOE

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 1-23-83

STATE OF OREGON, County of

19

ss.

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

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:

Carl Costelloe

Rt. 1 Box 575

Brookings, OR 97415

GRANTOR'S NAME AND ADDRESS

Pacific West Mortgage Co.

P. O. Box 497

Stayton, OR 97383

GRANTEE'S NAME AND ADDRESS

After recording return to:

Pacific West Mortgage Co.

P. O. Box 497

Stayton, OR 97383

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

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 or as file/reel number

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By

Recording Officer

Deputy

SPACE RESERVED
FOR
RECORDER'S USE

10088

FILED

10088

23165

FURTHER SUBJECT TO: Rights of way for laterals and ditches.
 FURTHER SUBJECT TO: Rights of the public in and to that portion lying within roads and highways.
 FURTHER SUBJECT TO: Reservations of right to use irrigation ditch, including the terms and provisions thereof, as disclosed by instrument Dated April 15, 1963, recorded October 1, 1965, Book M-65, Page 2225, reserved by Marion Wickline formerly Marion Quigley and Murl Wickline, portion reserved Along westerly right of way of U.S.B.R. A-3 Lateral

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 1st day of October A. D. 1979 at 4:46 clock P M., and

fully recorded in Vol. M79, of Deeds on Page 23164

Wm D. MILNE, County Clerk

By Bernetha H. Hitch

Fee \$7.00

