

FRONTIER
TITLE & ESTATE CO.

76852

WARRANTY DEED

STEVENSON LAW PUBLISHING CO., PORTLAND, OR. 97204

Vol. 1779 Page 26302

KNOW ALL MEN BY THESE PRESENTS, That G. DOUGLASS YOUNG III, who
acquired title as G. Douglas Young III,
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by G. DOUGLASS
YOUNG, II and MARJORIE WARD YOUNG, 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 ap-
pertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

Beginning at a 2" by 2" hub at the Northeast corner of property deeded
to William E. Blackwood, et ux, by Deed recorded May 21, 1928, in Deed
Volume 78 at page 512, Records of Klamath County, Oregon, being further
described as 330 feet South and 416.16 feet East of the Southwest corner
of the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 10, Township 39 South, Range 9 East of the
Willamette Meridian; thence East 91.1 feet; thence South 325.0 feet more
or less to the South line of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section; thence West to
an intersection with the centerline of the USRS Drain; thence Northwest
along said center line to an intersection with a line running North and
South from the point of beginning; thence North along said line 274.0 feet
more or less to the point of beginning; being a portion of the S $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$
of said Section 10. EXCEPTING that portion lying within the boundaries of
the USRS Drain.

(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:
1. 1979-1980 taxes, a lien in an amount to be determined, but not yet due
and payable. 2. Rights of the public in and to any portion of the herein
described premises lying within the (continued on reverse.....) 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 \$ 30,000.00.
However, the actual consideration consists of or includes other property or value given or promised which is
the whole part of the consideration (indicate which). (The sentence between the symbols ©, 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 3rd day of October, 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.

G. Douglas Young III

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON,
County of Klamath } ss.
October 3, 1979

Personally appeared the above named
G. Douglas Young III

and acknowledged the foregoing instru-
ment to be his voluntary act and deed.

(OFFICIAL
SEAL)

Notary Public for Oregon

My commission expires: 8-23-81

STATE OF OREGON, County of _____) ss.
_____, 19____

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 be-
half of said corporation by authority of its board of directors; and each of
them acknowledged said instrument to be its voluntary act and deed.

Notary Public for Oregon

My commission expires:

(OFFICIAL
SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Douglass G. & Marjorie Ward Young
320 W. Montecito
Pheonix, Az 85013

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address,
same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____) ss.
I certify that the within instru-
ment 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.

SPACE RESERVED
FOR
RECORDER'S USE

By _____ Recording Officer
Deputy

VOLUME 132

WARRANTY DEED

26802

FRONTIER TITLE COMPANY



(continued)

limits of streets, roads or highways. 3. Regulations of Klamath Irrigation District. 4. Regulations of South Suburban Sanitary District. 4. Reservations as contained in Deed recorded in Volume 132, page 378. 5. Trust Deed in favor of Klamath First Federal Savings and Loan Association, recorded October 18, 1978 in Volume M78, page 23404, which the grantees herein agree to assume and pay according to the terms contained therein.

STATE OF OREGON; COUNTY OF KLAMATH; ss. Frontier Title Company

filed for record at request of 11:12 this 14th day of November A. D. 1979 at o'clock AM., and

Deeds on Page 26802

Wm D. MILNE, County Clerk

By Jacqueline J. Mettee

Fee \$7.00

TO HAVE AND TO HOLD unto the said grantees and their heirs, assigns and assigns forever... The true and correct consideration paid for this transfer stated in terms of dollars is \$30,000.00... (The remainder of the page contains mirrored text from the reverse side of the document, including legal descriptions and signatures.)

[Signature]

STATE OF OREGON, County of Klamath, ss. Personally appeared [Name], President and that the facts in the foregoing instrument are true and correct and that the instrument is the act and deed of the said corporation and that the seal of the corporation is hereunto affixed and the seal of the State of Oregon is hereunto affixed and the seal of the County of Klamath is hereunto affixed.

STATE OF OREGON, County of Klamath, ss. Personally appeared [Name], Secretary of the said corporation, and that the facts in the foregoing instrument are true and correct and that the instrument is the act and deed of the said corporation and that the seal of the corporation is hereunto affixed and the seal of the State of Oregon is hereunto affixed and the seal of the County of Klamath is hereunto affixed.

STATE OF OREGON, County of Klamath, ss. I certify that the within instrument was received for record on the 14th day of November, 1979, at [Location], and recorded in book [Number], page [Number], of the records of said county. Witness my hand and seal of said county this 14th day of November, 1979. Recording Officer [Signature]

STATE OF OREGON, County of Klamath, ss. I certify that the within instrument was received for record on the 14th day of November, 1979, at [Location], and recorded in book [Number], page [Number], of the records of said county. Witness my hand and seal of said county this 14th day of November, 1979. Recording Officer [Signature]