

## MOUNTAIN TITLE COMPANY

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KNOW ALL MEN BY THESE PRESENTS, That Wilbur Eggsman and Neva Eggsman also known as Mable Eggsman, Husband and Wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Walter L. Stanley and Princess J. Stanley, Husband and Wife and Marlys J. Havird and Cary L. Havird, 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:

"See legal description as it appears on the reverse of this deed."

RE RECORDED

(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 as stated on the reverse of this deed, or those apparent upon the land, if any, as of the date of this deed.

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 \$ 21,000.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) (The sentence between the symbols @, if not applicable, should be deleted. See ORS 91.030.)~~

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 24 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.

(If executed by a corporation, affix corporate seal)

Wilbur Eggsman

Neva Eggsman

STATE OF OREGON,

County of Klamath

10-24

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STATE OF OREGON, County of

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

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:

My Commission Expires July 13, 1981

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

Wilbur and Neva Eggsman

GRANTOR'S NAME AND ADDRESS

Walter L. and Princess Stanley  
Marlys J. and Cary L. Havird  
1533 Summers Lane, Klamath Falls, Oregon 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

as above

NAME, ADDRESS, ZIP

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

as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

ss.

I certify that the within instrument was received for record on the day of

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

MOUNTAIN TITLE COMPANY

A tract of land situate in the East  $\frac{1}{2}$  of the Northeast  $\frac{1}{4}$  of Section 23, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the Northeast corner of said Section 23, which corner is marked with a brass capped iron pipe; thence South  $0^{\circ} 02' 01''$  West along the East boundary of said Section 23, a distance of 1300.26 feet to a point marked with a  $5/8$ " steel rod on the Southerly right of way boundary of the County Road (Williamson River Road) thence North  $61^{\circ} 50' 23''$  West, 673.03 feet along said Southerly right of way line to a  $5/8$ " steel rod, said point being the true point of beginning; thence North  $62^{\circ} 02' 00''$  West, 252.92 feet to a  $1/2$ " x 24" galvanized iron pipe; thence South  $18^{\circ} 34' 00''$  West 997.20 feet to a point; thence South  $89^{\circ} 57' 59''$  East 405.59 feet, thence South  $0^{\circ} 02' 01''$  West 100.00 feet, thence South  $89^{\circ} 57' 59''$  East 331.09 feet, thence South  $0^{\circ} 02' 01''$  West 296.92 feet, thence South  $89^{\circ} 37' 16''$  East 152.61 feet to a point, thence North  $0^{\circ} 00' 48''$  East 397.84 feet to a point, thence North  $89^{\circ} 57' 59''$  West 460.56 feet to a point, thence North  $7^{\circ} 44' 01''$  East 834.53 feet to the point of beginning.  
(Bearings based on Minor Partition No. 79-117)

1. Taxes for the fiscal year 1979-1980, a lien, not yet due and payable.
3. The assessment roll and the tax roll disclose that the premises herein described have been specially assessed as Farm Use Land. If the land becomes disqualified for the special assessment under the statute, an additional tax may be levied for the last ten (10) or lesser number of years in which the farm use assessment was in effect for the land and in addition thereto a penalty may be levied if notice of disqualification is not timely given.
4. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
5. Right of way for pole and wire lines for the transmission and distribution of electricity and the transmission of communication and control signals and all incidentals as conveyed to The California Oregon Power Company by Deed recorded November 9, 1961 in Volume 333, page 555, Deed Records of Klamath County, Oregon. (General location)
6. Rights of the public and of governmental bodies in and to any portion of the herein described premises lying below the high water mark of the Sprague River.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title Co.

This 1st day of November A. D. 1979 at 9:10 o'clock A. M., or.

fully recorded in Voi. M79, of Deeds on Page 25780

Wm D. MILNE, County Cl.

B. Anricha Hetsch

Fee \$7.00

STATE OF OREGON, )  
County of Klamath )

Filed for record at request of

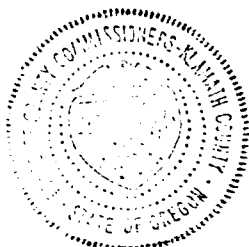
Mountain Title co.

Mountain Title Co.  
on this 6th day of November, D. 19 79  
at 3:50 o'clock P M, and duly  
recorded in Vol. M79 of Deeds  
Page 26205  
County Clerk

Wm D. MILNE, County Clerk

By James H. Heston Deputy

Fee \$7.00



27906

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title Co.

this 3rd day of December A. D. 1979 at 9:28 o'clock A.M., and

is recorded in Vol 379 of Tracts on Page 27904

Wm D. MILNE, County Clerk

*Permita Hotsch*  
Fee \$10.50