

78459

-WARRANTY DEED-

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J. ELTON GRESHAM, grantor conveys to ALPCCO, INC., a Washington corporation, all that real property situate in the County of Klamath, State of Oregon, described as:

PARCEL 1:

The unnumbered lot between Lot 1 and California Avenue, and also Lots 1, 2, 3, 4, 5, 6 and that portion of Lots 7 and 8 not conveyed to the State Highway Commission in Block 79.

An undivided one-half interest in and to that portion of Block 119 of Buena Vista Addition to the City of Klamath Falls, Oregon, described as follows: Beginning at a point on the Southeasterly line of Lot 2, Block 119 which is Southwesterly a distance of 270.00 feet from the Northeast corner of said Block 119; thence Southwesterly to the Southeasterly corner of Lot 2; thence Northwesterly along the Southwesterly line of said Block 137.17 feet to the Southwest corner of Lot 1; thence Northeasterly along the Northwesterly line of said Block, a distance of 145.16 feet, more or less, to a point on the Northwesterly line of Lot 4; (said point also being Southwesterly 155.0 feet from the most Northerly corner of said Block 119); thence Southeasterly in a straight line, a distance of 210.00 feet, more or less, to the point of beginning.

Lots 1, 2, 3, 4, 5 and 6 in Block 120.

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9 and that portion of Lots 10, 11 and 12 not conveyed to the State Highway Commission, and all of Lots 13 and 14 in Block 121.

All of Blocks 122 and 123

An undivided one-half interest in and to Block 124

Lot 6 in Block 128

All of Blocks 134 and 135

PARCEL 2:

All of Blocks 133, 136, 137, 138 and 139

All of said above described property situate in Buena Vista Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

and covenant that grantor is the owner of the above described property free of all encumbrances, except reservations, restrictions, easements and rights of way of record and those apparent upon the land; 1974-75 taxes are now a lien but not yet payable; 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 Forty Seven Thousand Five Hundred Sixty and No/100ths (\$47,560.00) DOLLARS.

VANDENBERG AND BRANDNESS

ATTORNEYS AT LAW

411 PINE STREET

KLAMATH FALLS, OREGON 97601

1. Warranty Deed