

78466

WARRANTY DEED (INDIVIDUAL)

Vol. 79 Page 29294

R.W. CARLILE and M.E. CARLILE, husband and wife

MICHAEL R. NEATHAMER and ANNETTE NEATHAMER, husband and wife

all that real property situated in the County of Klamath, State of Oregon, described as:  
SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

## SUBJECT TO:

1. The rights of the public in and to that portion of the above property lying within the limits of roads and highways.
2. Rules, regulations and statutory powers of Pine Grove Irrigation District and Klamath Basin Improvement District.
3. An easement, including the terms and provisions thereof, created by instrument dated March 5, 1940 and recorded March 22, 1940 in Book 128 at page 63.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as set forth hereinabove

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 \$ 122,000.00.

Dated this 19th day of December, 19 79.

R.W. Carlile  
M.E. Carlile

STATE OF OREGON, County of Klamath ) ss.

DECEMBER 20, 1979 personally appeared the above named R.W. CARLILE and M.E. CARLILE and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Donald B. Hamilton  
Notary Public for Oregon  
My commission expires: 3/20/81

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)

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.

\_\_\_\_\_  
Title  
By \_\_\_\_\_ Deputy

After Recording Return to: 44 AXES  
KFFS & L  
540 MAIN  
KLAMATH FALLS, OR  
97601

29295

A tract of land situated in the NW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 8, Township 39 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the East line of the NW $\frac{1}{4}$ SE $\frac{1}{4}$  of said Section 8, said point being on the centerline of the County Road and being South 00° 53' 30" West a distance of 199.25 feet from the iron pin marking the Northeast corner of the NW $\frac{1}{4}$ SE $\frac{1}{4}$  of said Section 8; thence South 00° 53' 30" West along the said centerline and the East line of said NW $\frac{1}{4}$ SE $\frac{1}{4}$ , 227.60 feet; thence North 89° 06' 30" West 30.00 feet to the Westerly right of way line of said county road; thence continuing North 89° 06' 30" West 198.37 feet; thence North 04° 23' 00" East, generally along an existing fence, 228.02 feet; thence South 89° 06' 30" East 184.48 feet to the Westerly right of way line of said County Road; thence continuing South 89° 06' 30" East 30.00 feet to the point of beginning.

EXCEPT that area on the Easterly side being within said County Road Right of Way.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 21st day of December A. D. 1979 at 10:51 o'clock A. M., on

duly recorded in Vol. M79, of Deeds on Page 29294

Fee \$7.00

Wm D. MILNE, County Clerk  
By Gertrude Skotch