32862 WARRANTY DEED

Vol. 7180 rage

KNOW ALL MEN BY THESE PRESENTS, That STANLEY T. McCLELLAN and JANICE M. McCLELLAN, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JAMES D. GORDON and TERRY C. GORDON, husband and wife 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:

NW¼NW¼, Section 5, Township 41 S., R. 12 E.W.M., EXCEPTING THEREFROM the parcel conveyed by deed from Marion E. Monfore, et ux, to Shasta in Deed Volume 239, Page 398, records of Klamath County, Oregon, which excepted parcel is more particularly described as follows: ship 41 S., R. 12 E.W.M., and running thence South along the East of beginning; as above described and continuing thence South along the East of beginning; as above described and continuing thence South along thence N. 67°06' W. 100 feet to a point; thence N. 1°48' W. 541.3 SUBJECT TO: (1) Deferred real property taxes which may be assessed for Have and to Hold the same unto the said grantee and grantee's heirs, successors and assessments of To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

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

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 \$120,000.00. Minument, x the x active to consider the consistency of the x and the constitution of THE ROLL BELLEVIS AND AND THE REAL BOLD AND THE REAL AND THE SERVICE OF THE PARTY O

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 25 day of 1980, if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, culy authorized thereto by An Dim no.00

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STATE OF OREGON, COUNTRY OF KOMMETTER STATE OF OREGON, County of ss. County of KLAMATH

Personally appeared the above named JJ JOS leach for himself and not one for the other, did say that the former is the STANLEY TO MCCLELLIAN and JOSUBE AND THE President and that the latter is the analysis of the secretary of t

GRANTEE'S NAME AND ADDRESS

After recording return to:

SPACE RESERVED

SPACE RESERVED

FOR

FOR

FOR

RECORDER'S USE

PRECORDER'S USE

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RECORD

Until a change is requested all tax statements shall be sent to the following address:
ames D. and Terry C. Gordon Witness my hand and seal of Mes D. am. May Rt Box 64 Marcon 97632 County affixed.

Malin Oregon 9 16300 NAME, ADDRESS, ZIF

James D. and Terry C. (16740)

And Control of the Source o OF CRIPTION CONTINUED)

Klamath Project and Shasta View Irrigation District, and regulations, contracts, easements and water and irrigation rights in connection Klamath Project and Shasta View Irrigation District, and regulations, contracts, easements and water and irrigation rights in connection therewith. (3) Any unpaid assessments or charges of Shasta View John D. O'Connor, et ux, to The California Oregon Power Company, dated February 13, 1942, recorded March 12, 1942; in Deed Volume 145, J. E. Craven, as first party, and the landowners who own lands parties, dated March 27, 1945, recorded May 9, 1945, in Mortgage Official Volume 91, Page 573, records of Klamath County, Oregon. (5) Agreement between parties, dated March 27, 1945, recorded May 9, 1945, in Mortgage Construction of ditches and pumping system. (6) Right of way, construction of ditches and pumping system. (6) Right of way, 1947, recorded June 17, 1947, in Deed Volume 207, Page 425, records Monfore, et ux, to California Oregon Power Company, dated June 9, and Provisions thereof, by and between Marion of Klamath County, Oregon. (7) Right of way, including the terms Monfore to California Oregon Power Company, dated June 9, and Provisions thereof, by and between M. E. Monfore and Marjorie Klamath County, Oregon. (8) Grant of right of way, including the terms Monfore to California Oregon Power Company, dated May 10, 1954, terms and Provisions thereof, by and between M. E. Monfore and Marjorie Klamath County, Oregon. (8) Grant of right of way, including the terms and Provisions thereof, by and between K. E. Monfore and Marjorie Klamath County, Oregon. (8) Grant of right of way, including the to Pacific Power & Light Company, a Maine corporation, dated May 4, of Klamath County, Oregon. ed are de conseçui.

THE OF OREGON; COUNTY OF KLAMATH; ss.

iled for record of request of <u>Klamath County Title Co</u> his 25th day of January A. D. 19⁸⁰ in Costs (1) Secretary (1) Secretary (1) Seconded (in Vol. 180 of Deeds All occurrence described in processing the first occurrence of the first occurrence occurre = at²:54'clock P M., ar The time form action considerations and the this transfer stated in trivia of collecting 120,000,00 demonds of oil nervons whomselver, except these families that the section of waters as well as the land of the lan

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assigned that certain the longity, with the acomments, hereillians and appartenances the state belonging or all assigned that the country of XLabath and State of Original described as tolking, to with a changing of the country of XLabath. the grantee does hereby grain, bergain, soft and contest ento the mod graine, and globine s hates, trees are made descended of the grounds, for the consideration hereins free stated, to grange here by JAMES D. COMDON. Sales and WILE TRICKS C. GORDON, Rushand and WILE TRICKS.

RNOW ALL MEN BY THESE PRESENTS, That STANDER T. MCCLELIAS - 2. 1 JANIOE N. MCCLELLIN, husbend and Alla.

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