

T/A 38-20538-4-T

80744

WARRANTY DEED

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ALAN J. PRESCOTT, Grantor, conveys and warrants to JAMES E. OTTOMAN and GAIL ANN OTTOMAN, husband and wife, Grantees, each as to an undivided one-half interest as tenants in common and not as tenants by the entirety, the property described on the reverse side hereof, free of encumbrances as specifically set forth herein:

SUBJECT TO AND EXCEPTING:

1. Rights of the public in and to any portion of said premises lying within the limits of roads and highways.
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Shasta View Irrigation District.

3. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Basin Improvement District.

Subject to the terms and provisions of that certain instrument recorded July 24, 1970 in Volume M-70 at page 6187 as "Notice to persons intending to Plat Lands within the Klamath Basin Improvement District."

4. Rights of way for canals and ditches of Shasta View Irrigation.

5. An easement created by instrument, including the terms and provisions thereof,

Dated: May 10, 1973

Recorded: August 9, 1973

In favor of: Shasta View Irrigation District
(Affects SE NE Section)

Book M-73 Page: 10512

The true and actual consideration for this conveyance is

\$160,000.

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The portion of Section 4, Township 41 South, Range 12 East of the Willamette Meridian consisting of two parcels described:

PARCEL 1: That portion of SE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 4, Township 41 South, Range 12, East of the Willamette Meridian, lying South of the High Line Irrigation Canal of Malin Irrigation District, LESS the portion thereof lying East of a line commencing 150 feet West of the Southeast corner of said SE $\frac{1}{4}$ of NE $\frac{1}{4}$ and running North to said High Line Canal.

PARCEL 2: All of the portion of the E $\frac{1}{2}$ of SE $\frac{1}{4}$ of Section 4, Township 41 South, Range 12, East of the Willamette Meridian, lying Easterly and Northeasterly of the High Line Irrigation Canal of Malin Irrigation District, EXCEPTING the following described property conveyed to D.D. and Dave Liskey by Deed recorded in Deed Book 120 at page 553:

A piece or parcel of land situated in the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 4, Township 41 South, Range 12, East of the Willamette Meridian, more fully described as follows: Beginning at a point in the Westerly boundary of the said NE $\frac{1}{4}$ SE $\frac{1}{4}$ of the said Section 4; from which the Northwesterly corner of the said NE $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 4; bears North 806.1 feet distant, and running thence South 27°32' East 168.0 feet; Thence South 36°20' East 457 feet, more or less, to a point in the Southerly boundary of the said NE $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 4; thence Westerly along the said Southerly boundary line 350 feet, more or less to the Southwesterly corner of the said NE $\frac{1}{4}$ SE $\frac{1}{4}$ of the said Section 4; thence Northerly along the said Westerly boundary 516 feet more or less to the point of beginning.


PARCEL 3: That portion of the Northeast $\frac{1}{4}$ of Section 9, Township 41 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon, lying Easterly of the High Line Irrigation Canal of Malin Irrigation District.

EXCEPTING the following described property conveyed to D.D. and Dave Liskey by Deed recorded in Deed Book 120 at page 553:

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Until a change is requested, all tax statements are to be sent to the following address: James E. and Gail Ann Ottoman, Star Route, Box 58-D, Malin, Oregon 97632.

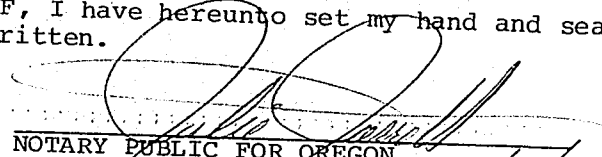
Dated this 15th day of November, 1979.

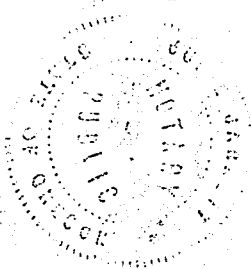

ALAN J. PRESCOTT

STATE OF OREGON)
) ss
County of Klamath)

On this 15th day of November 19 79, personally appeared the above-named ALAN J. PRESCOTT and acknowledged the foregoing instrument to be his voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal the day and year last above written.


NOTARY PUBLIC FOR OREGON
My commission expires: 2/14/81



Return to: James E. and Gail Ann Ottoman
Star Route, Box 58-D
Malin, OR 97632

STATE OF OREGON,)
County of Klamath)
Filed for record at request of

Transamerica Title Co.
on this 14th day of February 19 80
at 4:12 o'clock P M, and duly
recorded in Vol. MS0 of Deeds
Page 3044

Wm D. MILNE, County Clerk
By Bernetha Hetch Deputy
Fee \$10.50