

HOMER E. STILES and VESTA L. STILES, husband and wife, hereinafter called grantors, convey to BURTON E. GRAY and THELMA JEAN GRAY, husband and wife, all that real property situated in Klamath County, State of Oregon, described as:

Beginning at an iron pin on the Northerly right of way of the Dalles-California Highway which lies South 38°59' West along the East-West quarter line a distance of 111.83 feet and North 0°54' West a distance of 30 feet from the iron point in the Center of the above mentioned Highway which marks the center of Section 2 Township 39 S.R. 9 E.W.M. in Klamath County, Oregon, and running thence: Continuing North 0°54' West along a line which passes through the center of the 8 inch tile wall of Robinson's Grocery, a distance of 140 feet to an iron pin; thence south 88°59' West a distance of 74.9 feet to an old pin which was set in 1937; thence South 0°34' East a distance of 140 feet to a point which lies on the above mentioned highway's North right of way line 30 feet North at right angles from its center; thence North 88°59' East along the said Northerly right of way line a distance of 75.71 feet, more or less, in the SE 1/4 NW 1/4 Section 2 Township 39 S.R. 9 E.W.M. in Klamath County, Oregon.

Savings and excepting therefrom that portion conveyed to State of Oregon, by and through its State Highway Commission, by deed recorded June 19, 1964, Deed Vol. 354, page 6, records of Klamath County, Oregon.

and covenants that grantors are 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; rules regulations, liens and assessments of water user and sanitation districts; 1969-70 taxes which are now a lien but not yet payable; rights of the property adjoining on the East in and to the party wall; access Restrictions and Permanent Slope Easement, including the terms and provisions thereof, conveyed by Vernon E. Wiard et al., to State of Oregon, by and through its State Highway Commission by deed dated June 16, 1964, recorded June 19, 1964, Deed Vol. 354, page 6, records of Klamath County, Oregon; Claims Release, including the terms and provisions thereof, given by Vernon E. Wiard et al., to State of Oregon, by and through its

State Highway Commission, dated December 4, 1965, recorded January 27, 1966, Vol. M-66, page 735, Microfilm Records of Klamath County, Oregon, 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 TWENTY THOUSAND and NO/100ths (\$20,000.00) DOLLARS.

The foregoing recital of consideration is true as I verily believe.

DATED this 1 day of NOVEMBER, 1969.

Homer E. Stiles
Vesta L. Stiles

STATE OF OREGON)
County of Klamath) ss

Personally appeared the above named HOMER E. STILES, a married man, and acknowledged the foregoing instrument to be his voluntary act. Before Me:

William F. Brand
Notary Public for Oregon
My Commission expires: 7-24-71

STATE OF ARIZONA)
County of Mojave County) ss

Personally appeared the above named VESTA L. STILES, a married woman, and acknowledged the foregoing instrument to be her voluntary act. Before me:

Joseph H. Newley
Notary Public for ~~Oregon~~ Arizona
My Commission expires: July 15, 1970

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Recorded for record at ~~the County Office~~
this 15th day of April A. D. 1980 at 3:21 o'clock P. M., and
fully recorded in Vol. M80, of Deeds on Page 7041

WARRANTY DEED
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Fee \$7.00

Wm D. MILNE, County Clerk
By Bernetha A. Letcher

Return to:
Bentley Group
4831 S.W. 6th St
Klamath Falls, OR 97601