

T/A 38-20727-M

WARRANTY DEED (INDIVIDUAL) Vol. 50 Page 810

RONALD E. JOHNSON

hereinafter called grantor, convey(s) to
RICHARD L. MC HARGUE and SANDRA L. MC HARGUE, Husband and Wife

of Klamath, State of Oregon, described as:

SEE ATTACHED EXHIBIT "A"

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
as shown on attached exhibit "A"
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 \$ 53,500.00.

Dated this 29th day of April, 19 80.

RONALD E. JOHNSON

STATE OF OREGON, County of Klamath) ss.

On this 29th day of April

Ronald E. Johnson

instrument to be his voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires: 3-22-81

- 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,) ss.

County of

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.

By _____

Title

Deputy

After Recording Return to:
Mr. & Mrs. Richard L. Mc Hargue
10340 Tingley Lane, City 97601
Send Taxes To:
Dept. of Veterans Affairs
1225 Ferry S.E.
Salem, OR 97310

EXHIBIT "A"

A portion of NE $\frac{1}{4}$ SE $\frac{1}{4}$ Section 32, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, that lies North of the U.S. Reclamation Service Drain Ditch, EXCEPTING THEREFROM that portion deeded to the United States of America by Deed recorded in Deed Book 37, Page 438, and Deed Book 27 at page 488, Deed Records.

SUBJECT TO: 1. As disclosed by the assessment and tax roll, the premises herein have been specially assessed for farm use. If the land becomes disqualified for this special assessment under the statutes, an additional tax, plus interest and penalty, will be levied for the number of years in which this special assessment was in effect for the land.

2. Rights of the public in and to any portion of said premises lying within the limits of roads and highways.

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

4. An easement dated September 3, 1941 and recorded September 12, 1941 in Book 141 at Page 76 in favor of The California Oregon Power Company, a California Corporation.

5. An easement dated March 20, 1950 and recorded April 27, 1950 in Book 238 at Page 406 in favor of The California Oregon Power Company.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 2nd day of May A. D. 1980 at 10:33 o'clock A.M., and

fully recorded in Vol. M80, of Deeds on Page 8109

Wm D. MILNE, County Clerk

Suzanne H. Hetch

Fee \$7.00