

1-1-74

WARRANTY DEED

Vol. 1780 Page 8747

KNOW ALL MEN BY THESE PRESENTS, That Marvin R. Clayton

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Preston Shaw

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:

A parcel of land situated in the SE $\frac{1}{4}$ of Section 10, Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch iron pin marking the Northwest corner of said SE $\frac{1}{4}$; thence South 89° 59' 46" East along the North line of said SE $\frac{1}{4}$, 144.00 feet to a 5/8 inch iron pin; thence South 52° 41' 41" East, 1236.14 feet to a 5/8 inch iron pin on the Northerly right-of-way line of the Head of the Williamson Road, a County road; thence South 37° 18' 19" West along said right-of-way line, 501.56 feet to a 5/8 inch iron pin; thence leaving said right-of-way line North 52° 41' 41" West, 1032.47 feet to a 5/8 inch iron pin on the West line of said SE $\frac{1}{4}$; thence North 00° 13' 18" West along said West line of the SE $\frac{1}{4}$, 522.39 feet to the point of beginning.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed;

and that 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 \$ Transfer of Title. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols ⁽¹⁾, if not applicable, should be deleted. See ORS 93.030.)

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 28th day of April, 19 80; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

Marvin R. Clayton
Marvin R. Clayton

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON,)
County of Klamath) ss.
April 28, 19 80.

Personally appeared the above named
Marvin R. Clayton

and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:
Margaret K. Baker
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: 3-19-81

STATE OF OREGON, County of _____) ss.
_____, 19 ____.

Personally appeared _____ and _____ who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____

_____, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:
Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mountain Title Co
407 Main
K. Falls OR Attn: Debbie

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

NAME, ADDRESS, ZIP

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/reel/volume No. _____ on page _____ or as document/fee/file/instrument/microfilm No. _____ Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME TITLE

By _____ Deputy

SPACE RESERVED
FOR
RECORDER'S USE

80 MAY 12 AM 10 46

TOGETHER WITH an easement over the following described property situate in Klamath County, Oregon, as follows:

Beginning at a 5/8 inch iron pin at the NW corner of the SE $\frac{1}{4}$ of Section 10, Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; thence South 89° 59' 46" East, 144 feet to an iron pin; thence South 52° 41' 41" East, 1206.14 feet to the true point of beginning; thence continuing South 52° 41' 41" East, 30 feet to an iron pin on the Northerly right of way line of the Williamson Road; thence North along said right of way, 306.15 feet; thence North 52° 41' 41" West, 30 feet; thence Southerly parallel to said highway to the point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title Co.

this 13th day of May A. D. 1980 at 10:06 o'clock AM., on

fully recorded in Vol. M80, of Deeds on Page 8747

Wm D. MILNE, County Clerk.

Fee \$7.00

By Bernetha H. Helock