

+A38-21815-n

-WARRANTY DEED-

TOM NONELLA, Grantor, conveys and warrants to JOHNNIE L. WELLONS, SR., Grantee, as to an undivided one-half interest, and MURRY O. WESLEY, SR., Grantee, as to an undivided one-half interest in the following described real property situate in Klamath County, Oregon, as tenants in common, free of all encumbrances, except as specifically set forth herein:

A portion of the N $\frac{1}{2}$ of Section 7, Township 37 South, Range 15 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows: Beginning at a 1/2" iron pin on the West line of the NE $\frac{1}{4}$ of said Section 7, said point being North 657.35 feet from the Southwest corner of the NE $\frac{1}{4}$ of said Section 7; thence North 89°37'09" East 397.51 feet to a 1/2" iron pin; thence North 451.66 feet to a 1/2" iron pin on the Southerly right of way line of Oregon Highway #140; thence North 56°00'00" West along said right of way line 1288.60 feet to a 1/2" iron pin; thence South 1179.34 feet to a 1/2" iron pin; thence North 89°37'09" East 670.81 feet to the point of beginning.

(1) Rights of the public in and to any portion of said premises lying within the limits of roads and highways; (2) Reservations of 1/2 interest in mineral rights as reserved in Deeds recorded in Book 47, page 391 and Book 85, page 248, Deed Records; (3) 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; (4) Reservations, restrictions, easements and rights of way of record and those apparent upon the land.

The true and actual consideration for this transfer is Ten Thousand and NO/100ths (\$10,000.00) DOLLARS.

Until a change is requested, all tax statements shall be mailed to Grantees at: 131 E. 112th Street, Los Angeles, California 90061.

DATED this 17th day of July, 1980.

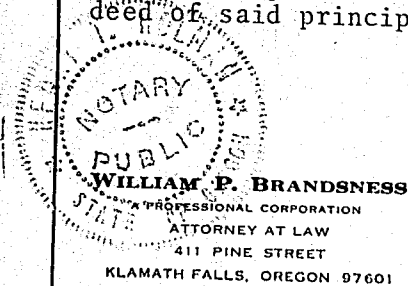
TOM NONELLA,

X By: Barbara Nonella
His Attorney-in-Fact

STATE OF OREGON)
County of KLAMATH)

ss. July 17, 1980.

Personally appeared the above-named BARBARA NONELLA, who, being sworn, stated that she is Attorney-in-Fact for TOM NONELLA, and that she executed the foregoing instrument by authority of and in behalf of said principal and she acknowledged said instrument to be the act and deed of said principal. Before me:



Henry J. Kalam
Notary Public for
My Commission expires: 11/21/83

State of Oregon, }
County of Klamath } ss.

I hereby certify that the within instrument was received and filed for record on the 22nd day of July, 19 80, at 3:58 o'clock P.M. and recorded on Page 13675 in Book M80 Records of Deeds of said County.

WM. D. MILNE, County Clerk

By: Berntha H. Hoptach Deputy

Fee \$3.50

Net: 70 Grantees
131 E. 112th St.
Los Angeles, CALIF. 90061