

1967 SN

Vol. 1780 Page 18718

KNOW ALL MEN BY THESE PRESENTS, That Theodore B. Case, who holds an undivided 1/10 interest

undivided 1/10 interest _____, hereinafter called the grantor, for the consideration hereinafter stated,
to grantor paid by Roy I. Johnson _____

to grantor paid by Roy L. Johnson _____, 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, sit-
uated in the County of Klamath _____ and State of Oregon, described as follows, to-wit:

1/10 interest in Lots 12 and 13, Section 16, Township 36 South, Range 7 East of the
Willamette Meridian, Klamath County, Oregon.

CONTINUED ON THE REVERSE SIDE OF THIS DEED.

(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 stated on the reverse side of this Deed.

and that grantor will warrant and forever defend the above granted 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 \$1,750.00

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 22nd day of September, 1980

STATE OF OREGON, County of Linn) ss.

Personally appeared the above named Theodore B. Case

September 22, 1980

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

Before me:

Marcy Jaiser

Notary Public for Oregon

My commisison expires 1-28-83

(OFFICIAL SEAL)

NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

Theodore B. Case
P. O. Box 905
Albany, Oregon 97321

Roy I. Johnson
222 N. Mountain Ave.
Ashland, Oregon 97520

After recording return to:

Roy I. Johnson
222 N. Mountain Ave.
Ashland, Oregon 97520

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

R. S. Pangburn
P. O. Box 1014
Phoenix, Oregon 97535

STATE OF OREGON,

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 _____ or as
file/reel number _____.

Record of Deeds of said county.

Witness my hand and seal of
County affixed

Recording Officer

By _____ Deputy

---CONTINUED FROM REVERSE SIDE OF THIS DEED---

SUBJECT TO:

1. A 50 year right of way to Bureau of Indian Affairs, for irrigation drain and pump house, approved by A. W. Galbraith, Superintendent, Klamath Agency on September 12, 1956, pursuant to the provisions of the Act of February 5, 1948 (62 Stat. 17).
2. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
3. Conditions, Restrictions, easements and exceptions as contained in that certain Land Status Report recorded October 2, 1958 in Book 304, Page 257, Deed Records of Klamath County, Oregon.
4. The assessment roll and the tax roll disclose that the premises herein described have been specially assessed as Farm Use Land. If the land becomes disqualified for the special assessment under the statute, an additional tax may be levied for the last ten (10) or lesser number of years in which the farm use assessment was in effect for the land and in addition thereto a penalty may be levied if notice of disqualification is not timely given.
5. Mortgage, Russell S. Pangborn, et.al. to Gerald Chester Wolfe & Henry G. Wolfe, Mortgors, amount \$40,000. Recorded November 15, 1979, Vol. M 79, Page 26901, Deed Records, Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mountain Title Co.this 30th day of September A. D. 1980 at 10:21 o'clock A. M.and duly recorded in Vol. M80, of Deeds on Page 18718

Wm D. MILNE, County Clerk

By Bernetha J. Fletcher

Fee \$7.00