

F.A. H.F.
ALBERT C. ACKLIN and ESTHER L. ACKLIN, husband and wife

, hereinafter called grantor, convey(s) to

LORI A. WILSON

all that real property situated in the County
of KLAMATH, State of Oregon, described as:

SEE ATTACHED EXHIBIT "A"

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. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District. 3. Release of claim for damages and recitals, including the terms and provisions thereof, as set out in that certain deed to United States of America, dated November 26, 1913, recorded December 6, 1913 in Volume 41 at page 283, Deed Records of Klamath County, Oregon. 4. Acceptance of the terms and conditions of the Reclamation Extension Act by J. R. Dixon as shown by instrument recorded November 24, 1914 in Volume 43 at page 111, Deed Records of Klamath County, Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
as shown above

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 \$ 65,000.00 *

Dated this 23rd day of October, 1980.

Albert C. Acklin
Albert C. Acklin

Esther L. Acklin
Esther L. Acklin

STATE OF OREGON, County of Klamath) ss.

On this 25th day of October, 1980 personally appeared the above named
Albert C. Acklin and Esther L. Acklin and acknowledged the foregoing
instrument to be their voluntary act and deed.

Before me:

Marlene P. Addington
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)

TO

After Recording Return to: J. Taxes

Lori A. Wilson
11440 Fingley Lane
City, 97601

STATE OF OREGON,)

County of) ss.

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 _____

Deputy

EXHIBIT "A"

21860

A tract of land situated in the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a point on the North line of Henley Road, said point being North 00° 11' 20" East 30.00 feet and South 89° 33' 00" West 445.00 feet from the Southeast corner of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 25; thence South 89° 33' 00" West, along the North line of Henley Road, a distance of 262.00 feet; thence North 01° 55' 00" East a distance of 922.42 feet to the Southwesterly right of way line of the Burlington Northern Railroad; thence South 47° 56' 22" East along said right of way line a distance of 342.45 feet; thence South 01° 55' 00" West a distance of 690.82 feet to the point of beginning.

EXCEPTING THEREFROM that portion conveyed to the United States of America by deed dated April 26, 1933, recorded June 7, 1933 in Volume 101 at page 138, Deed Records of Klamath County, Oregon.

TOGETHER WITH a 30 foot wide easement for ingress and egress situated in the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a point on the North line of Henley Road, said point being the intersection of the said North line and the Northeasterly right of way line of the I-P-2 Drain; thence North 43° 45' West along the Northeasterly line of said I-P-2 Drain a distance of 39.53 feet to a point on the West line of Parcel 1, as shown on record of Survey No. 3199, on file in the Klamath County Surveyors Office; thence North 01° 55' East along said West line a distance of 41.94 feet; thence South 43° 45' East along a line parallel with and 30 feet distant from the Northeasterly of said I-P-2 Drain; a distance of 97.11 feet to the North line of Henley Road; thence South 89° 33' West a distance of 41.22 feet to the point of beginning.

GRANTOR RESERVES:

An easement for irrigation water by ditch or pipe line over the Northeasterly 6 feet of the following described property:

Beginning at a point on the North line of Henley Road, said point being N 00° 11' 20" East 30.00 feet and S 89° 33' 00" W 445.00 feet from the Southeast corner of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 25; thence S 89° 33' 00" W, along the North line of Henley Road, a distance of 1727.54 feet to a $\frac{1}{2}$ " iron rod; thence N 00° 39' 00" E a distance of 563.83 feet to a $\frac{1}{2}$ " iron rod on the Northwesterly line of the A-4-B Lateral; thence N 51° 28' 00" E on said Northwesterly line to the North line of Section 25; thence East along the North line of said Section 25 to the Southwesterly right of way line of the Burlington Northern Railroad; thence S 47° 56' 22" E, along said right of way line a distance of 868.9 feet; thence S 01° 55' 00" W a distance of 690.82 feet to the point of beginning.

EXCEPTING THEREFROM that portion conveyed to the United States of America by deed dated April 26, 1933, recorded June 7, 1933 in Volume 101 at page 138, Deed Records of Klamath County, Oregon.

FOR THE USE AND BENEFIT of the following described property:

Beginning at a point on the North line of Henley Road, said point being North 00° 11' 20" East 30.00 feet and South 89° 33' 00" West 200.00 feet from the Southeast corner of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 25; thence South 89° 33' 00" West along the North line of Henley Road, a distance of 245.00 feet; thence North 01° 55' 00" East a distance of 690.82 feet to the Southwesterly right of way line of the Burlington Northern Railroad; thence South 47° 56' 22" East along said right of way line a distance of 301.05 feet to a $\frac{1}{2}$ " iron pipe; thence South 00° 11' 26" West a distance of 486.83 feet to the point of beginning.

EXCEPTING THEREFROM that portion conveyed to the United States of America by deed dated April 26, 1933, recorded June 7, 1933 in Volume 101 at page 138, Deed Records of Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the

10th day of November A.D., 1980 at 4:03 o'clock P.M., and duly recorded in

Vol M80 of Deeds on Page 21859.

Fee \$ 87.00

WM. D. MILNE, County Clerk
By *Bernetha Spetch* deputy