

THIS INDENTURE WITNESSETH, that WILLIAM RAJNUS, hereinafter known as Grantor, for the consideration hereinafter recited, has bargained and sold, and by these presents does grant, bargain, sell and convey unto VINCENT O. CHEYNE, his heirs and assigns, the following-described premises, situated in Klamath County, Oregon, to-wit:

PARCEL 1: A parcel of land situate in portions of Government Lots 7 and 11 in Section 16, Township 41 South, Range 12, E. W. M., being more particularly described as follows:

Beginning at a point on the centerline of an existing drain ditch, from which point the monument marking the one-quarter section corner common to Sections 15 and 16, Township 41 South, Range 12, E. W. M. bears North 0°29'05" West 479.17 feet, South 89°43'05" East 12.50 feet, North 0°53' West 421.48 feet, North 0°14' East 30.00 feet, and South 89°46' East 2692.06 feet distant; thence North 89°43' 05" West 422.77 feet to a point; thence North 0°29'05" West 376.14 feet to a point; thence South 89°43'05" East 422.77 feet to a point on the centerline of an existing drain ditch; thence South 0°29'05" East 376.14 feet to the point of beginning.

PARCEL 2: A parcel of land situate in portions of Government Lots 7 and 11 in Section 16, Township 41 South, Range 12, E. W. M., being more particularly described as follows:

Beginning at a point on the centerline of an existing drain ditch, from which point the monument marking the one-quarter section corner common to Sections 15 and 16, Township 41 South, Range 12, E. W. M. bears North 0°29'05" West 479.17 feet, South 89°43'05" East 12.50 feet, North 0°53' West 421.58 feet, North 0°14' East 30.00 feet, and South 89°46' East 2,692.06 feet distant; thence North 89°43'05" West 422.77 feet to a point; thence South 0°29'05" East 373.56 feet, more or less, to a point on the South line of Government Lot 11 in said Section 16; thence South 89°00' East 422.87 feet along the South line of said Lot 11 to a point; thence North 0°29'05" West 378.86 feet along the centerline of an existing drain ditch to the point of beginning.

RESERVING UNTO THE GRANTOR, his successors, heirs and assigns, an easement for ingress and egress across the most Easterly 30 feet of the above-described real property to the Grantor's property lying Westerly of the above-described premises.

SUBJECT TO: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District; Reservations, restrictions, easements and rights of way of record and those apparent on the land, if any.

NOTE: the above-described premises 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.

The true and actual consideration for this transfer is \$36,500.00.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said Grantee, his heirs and assigns forever. And the said Grantor does hereby

1 covenant to and with the said Grantee, his heirs and assigns, that he is the
 2 owner in fee simple of said premises; that they are free from all incumbrances,
 3 except those above set forth, and that he will warrant and defend the same from
 4 all lawful claims whatsoever, except those above set forth.

5 IN WITNESS WHEREOF, he has hereunto set his hand and seal this 5th day of
 6 March, 1981.

William Rajnus
 William Rajnus

9 STATE OF OREGON)
) SS
 10 County of Klamath)

11 On this 5 day of March, 1981, personally appeared the above-named William
 12 Rajnus and acknowledged the foregoing instrument to be his voluntary act and
 deed.

13 Before me:

William L. Sisemore
 Notary Public for Oregon

14 (SEAL)
 15 My Commission Expires: Feb 1, 1982

16
 17 After recording return to:

18 Vincent O. Cheyne
 19 Rt. 1, Box 617
 20 Klamath Falls, Oregon 97601

21
 22 Until a change is requested, all tax
 23 statements shall be sent to:

24 Vincent O. Cheyne
 Rt. 1, Box 617
 25 Klamath Falls, Oregon 97601

26 STATE OF OREGON; COUNTY OF KLAMATH; ss.

27 Filed for record at request of Transamerica Title Co.

28 this 5th day of March A.D. 19 81 at 3:50 o'clock P.M.
 29 duly recorded in Vol. M81, of Deeds on Page 3991.

30 EVELYN BIEHN, County Clerk
 31 By *Evelyn Biehn*

32 Fee \$7.00