

828

WARRANTY DEED
K. 33723

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KNOW ALL MEN BY THESE PRESENTS, That Programmed Agronomy, Inc.
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

LLOYD LEE HALL AND BONNIE KAY HALL, Husband and wife, 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 SW $\frac{1}{4}$ of Section 20, T.35 S. R. 7 E.W.M. more particularly described as follows:
Beginning at a 5/8" iron pin in an existing east-west fence line from which the fence corner marking the South $\frac{1}{4}$ Section corner of Section 20, T.35 S. R. 7 E.W.M. bears N. 89° 39' 05" E. 165.95 feet distant; thence N. 4°50'15" E. 665.53 feet to a 5/8 inch iron pin in the southerly fence of an existing roadway; thence N. 89° 40'10" W. 540.60 feet along said centerline of said existing roadway; thence N. 89° 40'10" W. 540.60 feet along said centerline to a point; thence South 16.37 feet to a 5/8" iron pin in the southerly road fence; thence South 667.07 feet to a 5/8" iron pin in an existing east-west fence; thence S 89°52'45" E. 482.94 feet to the point of beginning. SAVING & EXCEPTING THEREFROM any portion thereof in Government Lot 33 in Sec. 20. Twp 35S., R 7 E.W.M.

Subject to reservations, restrictions, rights of way of record and those apparent upon the land; Liens and assessments of Klamath Irrigation & Modoc Irrigation District.
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

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 \$11,600.00.

~~However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).~~ (The sentence between the symbols @ 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 15 day of June, 1981; 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.
by: Programmed Agronomy, Inc.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,
County of _____, 19____

STATE OF OREGON, County of Klamath,
June, 1981
Personally appeared Douglas Stiles

Personally appeared the above named _____
and acknowledged the foregoing instrument to be _____ voluntary act and deed.

each for himself and not one for the other, did say that the former is the authorized agent of Programmed Agronomy, Inc., 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:
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: _____

Before me:
Notary Public for Oregon
My commission expires: 8-5-83

(OFFICIAL SEAL)
STA

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:
Grantee
P.O. Box 514
Ft. Klamath, or 97626
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
Same
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of Klamath, ss.
I certify that the within instrument was received for record on the 15th day of June, 1981 at 4:25 o'clock P.M., and recorded in book/reel/volume No. M81 on page 10708 or as document/fee/file/instrument/microfilm No. 828.
Record of Deeds of said county.
Witness my hand and seal of County affixed.
Evelyn Biehn County Clerk
NAME TITLE
By Debra A. Jensen Deputy
Fee \$3.50