

1401  
KNOW ALL MEN BY THESE PRESENTS, That Guy Barton and Mildred Barton  
husband and wife

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Arthur E. Farr and Mary G. Farr, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:  
Lots 16, 17 and 18 of HIGHLAND PARK, according to the official plat there-  
of on file in the office of the County Clerk of Klamath County, Oregon,  
EXCEPTING THEREFROM that portion conveyed to the State of Oregon in Volume  
M72, page 348, Microfilm Records of Klamath County, Oregon.  
Subject, however, to the following:

1. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Enterprise Irrigation District.
2. A 20 foot building setback from 6th Street on Lots 16, 17 and 18, as shown on dedicated plat and a 20 foot building setback from Western Street along the rear of Lot 18, as shown on dedicated plat.
3. Reservations as contained in plat dedication, to-wit:  
"dedicate, donate and convey to the Public for Public Use forever the roads and the irrigation laterals shown (---) and drains shown (---) on "HIGHLAND PARK" as platted hereon. Subject to setback line shown on plat, (for continuation of this legal description see reverse side of this deed)

To Have and to Hold the above-described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed, 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 \$ 60,000.00.  
~~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 26 day of March, 1976;  
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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON;  
County of Klamath  
March 26, 1976

Personally appeared the above named  
Guy Barton and Mildred Barton, husband and wife

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

Before me:  
Shirley L. Hooker  
Notary Public for Oregon  
My commission expires 3-19-77

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_

Personally appeared \_\_\_\_\_ and \_\_\_\_\_ who, being duly sworn, each for himself and not one for the other, did say that the former is the \_\_\_\_\_ president and that the latter is the \_\_\_\_\_ secretary of \_\_\_\_\_

\_\_\_\_\_ 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: \_\_\_\_\_

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:  
Mary G. Farr  
2403 Pine Grove Rd.  
Klamath Falls 97601  
NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON, ) ss.  
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

11603

and easements over all lots for future sewers."

4. An Agreement, including the terms and provisions thereof, recorded March 5, 1941, Deed Records of Klamath County, Oregon, given by John Hasy and Nettie A. Hasy to Enterprise Irrigation District concerning irrigation water.

5. Limited access provisions contained in Deed to the State of Oregon, by and through its State Highway Commission recorded January 11, 1972 in Volume M72, page 348, Microfilm Records of Klamath County, Oregon, which provides that no right or easement of right of access to, from or across the State Highway other than expressly therein provided for shall attach to the abutting property.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Mary G. Farr

this 26th day of June A.D. 19 81 at 3:34 o'clock P.M., and

duly recorded in Vol. M81, of Deeds on Page 11602

By Evelyn Biehn, County Clerk

Fee \$7.00

STATE OF OREGON, County of

OFFICIAL  
(SEAL)

STATE OF OREGON

County of  
I, County Clerk, do hereby certify that the within instrument was recorded for record on the  
day of  
at  
My hand and seal of office  
this 26th day of June, 1981.  
Evelyn Biehn, County Clerk

Recording Officer  
Evelyn Biehn