

KNOW ALL MEN BY THESE PRESENTS, That JACK NEWMAN and JOAN M. NEWMAN, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JACK R. CHAPMAN and JOANNAH M. CHAPMAN, husband and wife 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 tract of land situated in the N $\frac{1}{2}$ of Section 20, Township 39 South, Range 11 $\frac{1}{2}$ East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the South line of the N $\frac{1}{2}$ of said Section 20, said point being South 89° 16' 53" West a distance of 3322.85 feet from the East $\frac{1}{4}$ corner of said Section 20; thence South 89° 16' 53" West 627.06 feet to the Southwest corner of the SE $\frac{1}{4}$ of said Section 20; and the true point of beginning of this description; thence North 00° 48' 38" West along the West line of the SE $\frac{1}{4}$ of said Section 20, 649.47 feet; thence North 40° 24' 01" East 664.38 feet to the Southwesterly right of way line of the County Road; thence Northwesterly along the South line of said road to the Easterly line of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 20; thence South along the Easterly line of the NW $\frac{1}{4}$ to the true point of beginning.

(legal description continued on the reverse side of this deed)

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 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 \$ 80,000.00

However, the actual consideration consists of the property or value given or promised which is the whole consideration indicated 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 19th day of November, 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.

Jack Newman
JACK NEWMAN

Joan M. Newman
JOAN M. NEWMAN

STATE OF OREGON,
County of Klamath } ss.
November 19, 1981

STATE OF OREGON, County of } ss.
November 19, 1981

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 _____

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.

Personally appeared the above named JACK NEWMAN and JOAN M. NEWMAN, husband and wife and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Kristi Y. Garrison
(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires: 6/19/83

Notary Public for Oregon
My commission expires:

(OFFICIAL SEAL)

Mr. & Mrs. Jack Newman
Rt. 2 Box 803E
Klamath Falls, OR 97601
GRANTOR'S NAME AND ADDRESS

Mr. & Mrs. Jack R. Chapman
Rt. 2 Box 804 North Poe Valley Rd
Klamath Falls, OR 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:
SAME AS GRANTEE

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
SAME AS GRANTEE

NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

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.

By _____ Recording Officer
Deputy

ALSO, the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 20, Township 39 South, Range 11 $\frac{1}{2}$ East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM a tract of land in the N $\frac{1}{2}$ of Section 20, Township 39 South, Range 11 $\frac{1}{2}$ East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Commencing at the Southwest corner of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 20, said corner being South 89° 16' 53" West a distance of 3949.91 feet from the East $\frac{1}{4}$ corner of said Section 20; thence North 00° 48' 38" West 649.47 feet along the West line of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 20; thence North 40° 24' 01" East, 664.38 feet to the Southwesterly right of way line of North Poe Valley Road; thence Northwesterly along the South line of said road to its intersection with a line 200 feet distant from and parallel with the last mentioned course, said point being the true point of beginning of this description; thence South 40° 24' 01" West, 236.7 feet more or less along said parallel line to the Northerly right of way line of the K.I.D. "E" Canal; thence Northwesterly along said right of way line to its intersection with the South line of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 20; thence Easterly along said South line to the Southeast corner of said NW $\frac{1}{4}$ NW $\frac{1}{4}$; thence North 00° 48' 38" West along the East line of said NW $\frac{1}{4}$ NW $\frac{1}{4}$ to the Southwesterly right of way of North Poe Valley Road; thence Southeasterly along said right of way to the true point of beginning.

SUBJECT TO:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads, or highways.
2. The premise herein described are within and subject to the statutory powers, including the power of assessment, of Klamath Basin Improvement District.
3. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Klamath Irrigation District.
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. Subject to the terms and provisions set forth in "Notice to Persons Intending to Plat Lands within Klamath Basin Improvement District", recorded July 24, 1970, in Volume M70, page 6187, Microfilm Records of Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

and for record at _____

_____ 19 day of November A.D. 1981 at 3:30'clock P.M., and

duly recorded in Vol. M 81, of Deeds on Page 20181

EVELYN BIEHN, County Clerk

Fee \$8.00

By

Joyce McShane

NOTED AS STATE