

0110 13688

WARRANTY DEED

Page 9139

KNOW ALL MEN BY THESE PRESENTS, That Gerald L. Newton, who holds an undivided 1/10th interest hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Darrell Lee Harr and Larrada L. Harr, father and daughter, not as tenants in common, but, hereinafter called with right of survivorship 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:

1/10 interest in Lots 12 and 13, Section 16, Township 36 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

-----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.

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 \$ 2,040.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 13th day of July, 1982, 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.

Gerald L. Newton
Gerald L. Newton

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,
County of JACKSON } ss.
July 13, 1982.

Personally appeared the above named Gerald L. Newton and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me, [Signature]
Notary Public for Oregon
My commission expires:

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 _____

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: _____
Notary Public for Oregon
My commission expires: (OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:
Darrell Lee Harr
MARYS WAY
CENTRAL POINT, ORE. 97502
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address.
R.S. PANBURN
P.O. Box 1044
Phoenix, Ore
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/reel/volume No. _____ on page _____ or as document/fee/file/instrument/microfilm No. _____ Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME _____ TITLE _____
By _____ Deputy

SPACE RESERVED FOR RECORDER'S USE

SUBJECT TO:

1. A 50 year right of way to Bureau of Indian Affairs, for irrigation drain and pump house, approved by A. W. Galbraith, Superintendent, Klamath Agency on September 12, 1956, pursuant to the provisions of the Act of February 5, 1948 (52 Stat. 17).
2. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
3. Conditions, Restrictions, easements and exceptions as contained in that certain Land Status Report recorded October 2, 1958 in Book 304, Page 257, Deed Records of Klamath County, Oregon.
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, and 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. Mortgage, Russell S. Pangborn, et.al. to Gerald Chester Wolfe and Henry G. Wolfe, Mortgors, admount \$40,000.00. Recorded November 15, 1979, Vol. M.79, Page 26901, Deed Records, Klamath County, Oregon.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record .

this 19 day of July A.D. 19 82 at 11:21 o'clock A.M.

duly recorded in Vol. M 82, of Deeds on page 9139

Fee \$8.00

By

EVELYN BIEHN, County Clerk