

15837

Ref K-35636

Vol. M87 Page 12719

MARK L. BONHAM

Grantor,

conveys and warrants to HAL B. HEIDEMAN and JACQUELINE E. HEIDEMAN husband and wife

Grantee,

the following described real property free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon, to-wit:

Parcel 1: Beginning at a 1 inch iron pipe marking the Northwest corner of the NE 1/4 of the NE 1/4 of Section 16, Township 26 South, Range 10 East of the Willamette Meridian, from which point the Northeast corner of said Section 16 bears South 89°25'40" East 1329.31 feet; run thence South 45°01'30" East 948.74 feet to a point on a private road; thence 74.56 feet along the arc of a 46 foot radius curve to the right (the long chord of which bears North 42°10'58" East 66.66 feet); thence leaving said road North 7°36'55" East 618.63 feet to a point on the North line of said Section 16; thence North 89°25'40" West 797.94 feet to the point of beginning; containing 6.33 acres more or less AND AN UNDIVIDED 1/7 IN THE FOLLOWING ROADWAY: Beginning at the Southwest Corner of the Northeast Quarter of the Northeast Quarter of Section 16, Township 26 South, Range 10 East, Willamette Meridian, the true point of beginning; thence Northeasterly North 45°02'33" East, 939.86 feet there creating a hub (the radius of which is 46'), the chords of which bear, progressively, North 42°10'58" East, 66.66 feet; thence South 44°57'27" East 66.65 feet; thence Southwesterly South 54°09' West 66.66 feet; thence leaving said hub and bearing South 45°02'33" West, 880.78 feet to a point on the South line of the Northeast Quarter of the Northeast Quarter of Section 16, Thence bearing Westerly North 89°30'50" West, 84.20 feet; to the TRUE POINT OF BEGINNING, all in Klamath County, Oregon. TOGETHER WITH AN EASEMENT from Paul Snyder and Esther M. Snyder, husband and wife, to Robert Hammond and Mildred Hammond, husband and wife, recorded August 16, 1977 in Volume M77 Page 14957, Deed records of Klamath County, Oregon, described as follows: The Grantors herein except and reserve unto themselves, their heirs and assigns, an easement for the purposes of a roadway 15 feet in width for the purpose of providing ingress and egress from that 40 acre tract immediate north of the above described property which roadway easement will run along the West line of the subject property and shall be appurtenant to the 40 acre tract immediately North of the subject property. The said property is free from encumbrances except 1982-83 taxes which are a lien but not yet payable.

T.L. 200

The true consideration for this conveyance is \$ 7,500.00

Dated this 20 day of September, 1982.

Mark L. Bonham

Mark L. Bonham

STATE OF OREGON, County of Lane ss.

September 20, 1982

Personally appeared the above named Mark L. Bonham

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

Before me: *Marjorie D. McKern*  
Notary Public for Oregon

My Commission Expires 12-2-84

Grantee's Address: *448 Greenfield, Eugene OR 97404*

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 24 day of Sept. A.D., 1982 at 11:22 o'clock A.M., and duly recorded in

Vol M 82f Deeds on Page 12719.

Fee \$ 4.00

By *Joyce McQuinn* deputy