

1967

16522

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KNOW ALL MEN BY THESE PRESENTS, That IRENE FLETCHER, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by FRED C. ARNESON and BARBARA L. NORMAN, hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

A portion of the $\frac{1}{2}$ of NW $\frac{1}{4}$ of Section 20, Township 28 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a point on the Easterly right of way line of the Dalles-California Highway, which point bears South along the Section line 1667.8 feet and East, 491.6 feet, from the section corner common to Sections 17, 18, 19 and 20, Township 28 South, Range 8 East of the Willamette Meridian; thence North 16°53'30" East parallel

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of the above granted premises, that the said premises are free from all encumbrances except those herein set forth,

and that grantor will warrant and forever defend the above granted 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 \$ 5,000.00

① However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which).

In construing this deed and where the context so requires, the singular includes the plural, the masculine includes the feminine and the neuter and, generally, all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on the 9th day of May, 19 77; if the grantor is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

Irene M. Fletcher

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of KlamathMay 12, 19 77

Personally appeared the above named

Irene Fletcher,

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires 12/8/1978

STATE OF OREGON, County of _____ ss.

, 19 _____

Personally appeared _____ and

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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

NOTE: The sentence between the symbols (), if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

WARRANTY DEED

(SURVIVORSHIP)

TO

STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

STATE OF OREGON

County of _____ ss.

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 number _____, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Title.

By _____ Deputy.

Fred C. Arneson, Star Route, Box 141, Chemult, Oregon 97731

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to the highway, 100 feet to the point of beginning; thence South 73°06'30" East a distance of 300 feet; thence North 16°53'30" East parallel to the highway 150 feet; thence North 73°06'30" West 150 feet; thence South 16°53'30" West, 50 feet; thence North 73°06'30" West 150 feet; thence South 16°53'30" West along the Easterly right of way line 100 feet to the point of beginning.

EXCEPT THEREFROM that portion of said premises conveyed to State of Oregon by and through its State Highway Commission, by Deed dated June 21, 1954, and recorded June 25, 1954, in Book 267 at page 484 of Deed Records of Klamath County, Oregon.

SUBJECT TO: Limited access provisions, including the terms and provisions thereof, contained in Deed recorded June 25, 1954, in Volume 267, page 484, Deed Records of Klamath County, Oregon; Reservations, restrictions, easements and rights of way of record and those apparent on the land, if any.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record

3:02

this 20 day of Oct A.D. 1982 at o'clock PM, and

duly recorded in Vol. M82 of Deeds on page 13991

Fee \$8.00

EVELYN BIEHN Court Clerk

By Joyce McChase

STATE OF OREGON, County of

and personally appeared each for himself and not one for the other, did say that the latter is the president and that the latter is the secretary of a corporation, and that the last affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in full of and in confirmation of the authority of the board of directors and each of them authorized said instrument to be its voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

NOTICE: Notary Public for Oregon, State of Oregon, Commission Expires: 1987, or extended by the 1987 Special Session.

STATE OF OREGON

County of
I certify that the within instrument was received for record on the day of 19 at o'clock AM, and recorded in book on page or as the number of Deeds of said County. Witness my hand and seal of County Office

Title

By

Notary Public for Oregon, State of Oregon, Commission Expires: 1987, or extended by the 1987 Special Session.

WARRANTY DEED

(Notary Seal)