

17554

WARRANTY DEED (CORPORATION)

Vol. 1182 Page 15713

Bob Stewart Trucking Inc.

Oregon

(State of incorporation)

corporation, hereinafter called grantor, conveys to

Roy C. Loomis and Celia B. Loomis, husband and wife

all that real property situated in Klamath County, State of Oregon, described as:

see attached exhibit A

and covenant(s) that grantor is owner of the above described property free of all encumbrances except

see attached exhibit A

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 30,250.00 . *Signed by authority of the Board of Directors, with the seal of said corporation affixed, this
17th day of September, 19 81

(Corporate Seal)

Bob Stewart Trucking Inc

By Bob Stewart President

By _____ Secretary

STATE OF OREGON, County of Klamath) ss.

September 17, 19 81.

Personally appeared Bob Stewart who, being duly sworn,
did say that he is the President of
Bob Stewart Trucking Inc. 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 he acknowledged said
instrument to be its voluntary act and deed.

Official Seal

Before me:

Notary Public for Oregon

My commission expires: 3-22-85

- * The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- ** If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (CORPORATION)

TO

After Recording Return to:

TA

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 _____ Records of Deeds of said County.

Witness my hand and seal of County affixed.

By _____ Title

By _____ Deputy

The following described real property in Klamath County, Oregon:

A tract of real property in Government Lot Numbers 32 and 29 in Section 16, Township 35 South, Range 7 East of the Willamette Meridian, particularly described as follows:

Beginning at the quarter section corner on the South boundary of Section 16, Township 35 South, Range 7 East of the Willamette Meridian; thence North along the center line of Section 16, a distance of 1320.0 feet, more or less, to the Northwest corner of Government Lot Number 33, which corner is monumented with a 3/4" iron pipe; thence East along the North boundary of Lot 33, a distance of 323.30 feet, more or less, to a point on the Easterly right of way boundary of U.S. Highway Number 97, which point is monumented with a 3/4" iron pipe; thence South 2° 22' West along said right of way boundary a distance of 333.30 feet to a 3/4" iron pipe marking the Northwest corner of that parcel of land recorded in Volume 363 at page 58 of Deed Records of Klamath County, Oregon; thence following along the bounds of said parcel of land, North 62° 07' East, 629.30 feet; thence East a distance of 454.20 feet; thence South a distance of 95.00 feet; thence East 107.27 feet; thence leaving said bounds and bearing North 41° 03 1/2' East 155.48 feet to a 1/2" steel rod which marks the most Northerly corner of that tract of land described in Volume M-69 at page 8199 and in amended description thereof; thence North 51° 10' West 56 feet to the South line of a roadway herein referred to as point "A"; thence South 51° 10' East along the Easterly boundary of said tract of land a distance of 786.0 feet, more or less, to the water line of Williamson River; thence North 26° 47' East along said water line a distance of 165 feet to the true point of beginning of this description; thence continuing North 26° 47' East for 165 feet to a 1/2" iron pipe; thence North 56° 07' West 687.3 feet to a 1/2" steel rod; thence South 45° 50' West 132.7 feet to a point which bears North 45° 50' East 132.7 feet from above referred to point "A"; thence in a Southeasterly direction 708.5 feet more or less to the POINT OF BEGINNING.

Subject to:

- 1) 1981-82 taxes a lien but not yet due and payable
- 2) The right of way and public use areas of the State of Oregon in connection with Highway 97 as disclosed in Deed Volume 293 Page 296
- 3) Right of Way as disclosed by Deed Volume 293 page 296
- 4) Reservations and restrictions in Deed Volume 363, page 58
- 5) Rights of the public in and to that portion of the above property lying within the limits of any roads and highways
- 6) Easement recorded May 7, 1973 in Book M-78 Page 5486

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the

24th day of November A.D., 1982 at 4:06 o'clock P M., and duly recorded in

Vol M82, of Deeds on page 15713.

Fee \$ 8.00

EVELYN DIEHN

COUNTY CLERK

By Bernice A. Hite deputy