

21170

WARRANTY DEED

Vol. M 83

3556

FOR VALUE RECEIVED

OSCAR S. CRUMP and ANN B. CRUMP, husband and wife,

herein referred to as grantors, hereby grant, bargain, sell, and convey unto DONALD L. KEARNEY and TRUDY L. KEARNEY, husband and wife,

herein referred to as grantees, the following described real property, with tenements, hereditaments, and appurtenances, to wit:

A parcel of land lying in the E $\frac{1}{2}$ N $\frac{1}{2}$ E $\frac{1}{4}$ of Section 1, Township 24 South, Range 6, E.W.M., Klamath County, Oregon, more particularly described as follows:
BEGINNING at the intersection of the Westerly right-of-way line of Highway #58 and the Southerly right-of-way line of Secondary Highway #429 (Crescent Lake Road), which lies S. 25° 53' W. a distance of 493 feet and S. 16° 19' E. a distance of 30 feet and S. 74° 00' W. a distance of 40 feet from the Northeast corner of said Section 1, Township 24 South, Range 6, E.W.M.; thence continuing S. 16° 19' E., along the Westerly right-of-way line of Highway #58, a distance of 170 feet to the TRUE POINT OF BEGINNING of this description; thence S. 74° 00' W., parallel with the Southerly line of the Crescent Lake Road, a distance of 140 feet; thence S. 16° 19' E., parallel with the Westerly line of Highway #58, a distance of 175 feet; thence N. 74° 00' E. a distance of 140 feet to the Westerly right-of-way line of Highway #58; thence N. 16° 19' W., along the Westerly right-of-way line of Highway #58, a distance of 175 feet, more or less, to the point of beginning.

TO HAVE AND TO HOLD the said premises unto said Grantees, their heirs and assigns forever. And the said Grantors hereby covenant that they are lawfully seized in fee simple of said premises; that they are free from all incumbrances, except easements and restrictions of record,

and that they will warrant and defend the above granted premises against all lawful claims whatsoever, except as above stated. The true and actual consideration for this transfer is \$ 100,000.00.

Dated June 3 1971

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF OREGON, County of Lane, ss.

Personally appeared the above named

OSCAR S. CRUMP and ANN B. CRUMP, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed. Before me:

Dated June 3 A.D. 1971

My Commission Expires May 11, 1973

Notary Public for Oregon

Compliments of
CASCADE TITLE COMPANY
Eugene, Oregon

WARRANTY DEED

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record

this 9th day of March A.D. 1983 11:37 o'clock A.M., and
duly recorded in Vol. M 83 of DEEDS on Page 3556.

Fee \$ 4.00

By EVELYN BIEHN, County Clerk
Bernethand L. Litch

Return To:
Lane Escrow & Title
P.O. Box 1456
Eugene, Oregon 97440
attn: Lisa Gallic

CASCADE TITLE COMPANY