

1-1-74

27000

KNOW ALL MEN BY THESE PRESENTS, That

MERIDEE DICKSON

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by _____, hereinafter called
 MARTHA J. HEFFREN

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:

The South $\frac{1}{2}$ of that portion of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 28, Township 34 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, lying West-erly of State Highway 97 and Easterly of a dirt road; being more particularly described as follows:

Beginning at an iron pin on the intersection of the Westerly right of way of said Highway 97 and the North line of said NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 28; thence North $89^{\circ} 14' 34''$ West, 418.97 feet to a point; thence South $10^{\circ} 27'$ East, 370.78 feet to a point; thence South $3^{\circ} 40'$ West, 306.25 feet, more or less, to a point on the South line of said NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 28; thence South $89^{\circ} 41' 56''$ East, 360.13 feet, more or less, along said South line to an iron pin on the Westerly right of way line of said Highway 97; thence Northerly along said highway right of way to the point of beginning.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 above stated, & liens, assessments, rules & regulations for irrigation, drainage & sewage, & re-servations, restrictions, easements & rights of way of record & those apparent on the land, and that

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 \$ 7,500.00

~~However, the actual consideration consists of or includes other property or value given or promised which is the true consideration (indicate which).~~ (The sentence between the symbols $\textcircled{}$, 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 31st day of May, 1979; 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.

MERIDEE DICKSON

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

ss.

STATE OF OREGON, County of

County of Klamath

On this the 31st day of May

1979 personally appeared

Shirley A. Roach
 who, being duly sworn (or affirmed), did say that She is the attorney in fact for Meridee Dickson and that she executed the foregoing instrument by authority of and in behalf of said principal; and she acknowledged said instrument to be the act and deed of said principal.

Before me:

Harlene V. Addington
 Notary Public for Oregon.
 My Commission expires 3-22-81

ATTORNEY IN FACT ACKNOWLEDGED
 Meridee Dickson

GRANTOR'S NAME AND ADDRESS

Martha J. Heffren

GRANTEE'S NAME AND ADDRESS

After recording return to:

Ashe Title Inc.
 11899 Edgewood Rd. Suite C
 Auburn, Ca 95603

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
 Martha J. Heffren

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of Klamath

I certify that the within instru-
 ment was received for record on the
 15 day of AUG., 1983,
 at 2:35 o'clock P.M., and recorded
 in book M83 on page 13670 or as
 tile/reel number 27000
 Record of Deeds of said county.
 Witness my hand and seal of
 County affixed.

Evelyn Biehn, County Clerk
 Recording Officer
 By _____ Deputy
 4.00 fee

SPACE RESERVED
 FOR
 RECORDER'S USE

983 AUG 15 PM 2 35