

KNOW ALL MEN BY THESE PRESENTS, That Ara P. Arnold

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to grantor paid by Paul B. Matney and Frances Sue Matney, husband and wife,

hereinafter called the grantor, for the consideration hereinafter stated, 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: Beginning at the most northerly corner of Lot 4 of Block 2 of the Plat of the Subdivision of Blocks 2B and 3 of Homedale, a platted subdivision in Klamath County, Oregon; thence, S. 9 degrees 26' W., along the north-westerly line of said Lot, a distance of 326.8 feet to the most westerly corner thereof; thence, S. 83 degrees 07' E., along the southwesterly line of said Lot 4, a distance of 100 feet; thence N. 9 degrees 22' E., 313.1 feet, more or less, to the northeasterly line of said Lot 4, to a point which is S. 75 degrees 10' E., 100 feet from the point of beginning; thence, N. 75 degrees 10' W., 100 feet to the point of beginning, being a portion of said Lot 4.

Subject to the incumbrances, easements, exceptions and reservations expressed in that certain Deed recorded on April 19, 1948 in Book 219 at page 285 of Klamath County Deed Records.

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

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 \$6,406.58.

In construing this deed and where the context so requires, the singular includes the plural. WITNESS grantor's hand this 28<sup>th</sup> day of April, 1971.

Ara P. Arnold

STATE OF OREGON, County of ) ss. April 28, 1971  
Personally appeared the above named

ARA P. ARNOLD

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

Before me: Notary Public for Oregon  
My commission expires 6-19-72

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

Ara P. Arnold

TO

Paul B. Matney and

Frances Sue Matney

AFTER RECORDING RETURN TO

Paul B. & Frances Sue Matney  
5620 Ireland Dr.  
Klamath Falls Or.  
97603

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUN. TIES WHERE USED.)

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 22 day of August, 1983 at 11:07 o'clock A.M., and recorded in book M83 on page 14068 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Title.

By [Signature] Deputy

4.00 fee