

K-36005

TN

31576

WARRANTY DEED—STATUTORY FORM
INDIVIDUAL GRANTOR

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21368



GEORGE A. PONDELLA, JR.

Grantor,

conveys and warrants to MERIDEE DICKSON

Grantee, the following described real property free of encumbrances
except as specifically set forth herein situated in Klamath County, Oregon, to-wit:

The S 1/2 of that portion of the NW 1/4 SE 1/4 NE 1/4 of Section 28, Township 34 South,
Range 7 East of the Willamette Meridian, in the County of Klamath State of Oregon, lying
Westerly of State Highway 97 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 1/4 SE 1/4 NE 1/4 of Section 28; thence North
89° 14' 34" West, 418.97 feet to a point; thence South 10° 27' East 370.78 feet to a
point; thence South 3° 40' West 306.25 feet, more or less to a point on the South line

CONTINUED ON REVERSE SIDE

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The said property is free from encumbrances except those referred to above.

The true consideration for this conveyance is \$ (Here comply with the requirements of ORS 93.030)

Dated this 7th day of December, 19 83.

GEORGE A. PONDELLA, JR.

STATE OF OREGON, County of Klamath ss.

December 7, 19 83.

Personally appeared the above named GEORGE A. PONDELLA, JR.

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

Before me:

Carolyn DeVore

(OFFICIAL SEAL)

Notary Public for Oregon—My commission expires: 3-20-85

WARRANTY DEED

Pondella, George A. Jr.

GRANTOR

Dickson, Meridee

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

KCTC

NAME, ADDRESS, ZIP

Until a change is requested, all tax statements
shall be sent to the following address:

Kenneth C. Heffren

921 Dairy Road

Auburn, Ca. 95603

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of ss.

I certify that the within instru-
ment was received for record on the
day of 19
at o'clock M., and recorded
in book/reel/volume No. on
page or as document/fee/file/
instrument/microfilm No.
Record of Deeds of said county.

Witness my hand and seal of
County affixed.

NAME

TITLE

By Deputy

SPACE RESERVED
FOR
RECORDER'S USE

83313

83313 2003-1-10

21369

Legal Description cont.

of said NW 1/4 SE 1/4 NE 1/4 of Section 28; thence South 89° 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.

SUBJECT TO:

1. Rights of the public in any portion of the property described herein, lying within the limits of any road or highway.
2. Reservations and restrictions as set out in the Patent to Fritz Krause, recorded June 4, 1958, in Volume 299 page 616, Deed records of Klamath County, Oregon, as follows: ... Subject to the reservation of all subsurface rights, except water, to the Heirs of Francis Issacs, their heirs and assigns, under the terms provisions approved by the Secretary of the Interior, March 25, 1946, pursuant to said Act. Subject to such rights as the Pacific Telephone and Telegraph Company may have under the Act of March 3, 1901 (31 Stat. 1083)."

STATE OF OREGON,)
County of Klamath)

Filed for record at request of

on this 14th day of Dec. A.D. 1983
at 3:52 o'clock P M, and duly
recorded in Vol. M83 of Deeds
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EVELYN BIEHN, County Clerk

By [Signature] Deputy

Fee 8.00