

DEIDRI L. HENIFF and PAUL R. HENIFF, wife and husband, hereinafter called grantor, convey(s) to
DOUGLAS D. WHITE and MARY ELLEN WHITE, husband and wife
 all that real property situated in the County
 of Klamath, State of Oregon, described as:

SEE ATTACHED EXHIBIT "A"

and covenant(s) that grantor is the 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 \$ 38,783.15.

Dated this 4th day of October, 19 84.

Deidri L. Heniff
Paul R. Heniff

STATE OF OREGON, County of Klamath ss.

On the 5th day of October, 19 84 personally appeared the above named
Deidri L. Heniff and Paul R. Heniff and acknowledged the foregoing
 instrument to be their voluntary act and deed.

Before me,

Marlene T. Hedington
 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 (INDIVIDUAL)

TO _____

After Recording Return to: Mr. & Mrs. Douglas D. White
13880 Springlake Road
City, 97602

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 _____
 _____ Deputy

EXHIBIT "A"

The East 295 feet of the following described real property in the County of Klamath, State of Oregon.

A parcel of land situate in the N $\frac{1}{2}$ SE $\frac{1}{4}$ of Section 10, Township 40 South, Range 9 East of the Willamette Meridian, being more particularly described as follows:

Beginning at the Northeast corner of the N $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 10, said point being in the centerline of the County Road; thence South 89° 45' 43" West, 1000.15 feet to a 5/8 inch iron pin in the centerline of a drain ditch; thence along the drain ditch, South 16° 34' 00" West, 70.04 feet; thence continuing along said ditch, South 07° 18' 08" East 223.92 feet; thence continuing along said ditch, South 07° 13' 15" West 44.56 feet to a 5/8 inch iron pin on the South line N $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 10; thence leaving said ditch North 89° 45' 19" East, 996.96 feet to the Southeast corner N $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$; thence North 00° 03' 04" East, along the East line of said Section 10, 333.32 feet to the point of beginning.

EXCEPTING THEREFROM the Easterly 30.00 feet lying within the County Road and ALSO EXCEPTING THEREFROM a 30 foot strip along the North boundary for ingress and egress purposes.

SUBJECT TO:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.

2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Basin Improvement District.

Subject to the terms and provisions of that certain instrument recorded July 24, 1970 in Volume M-70 at page 6187 as "Notice to persons intending to Plat Lands within the Klamath Basin Improvement District."

3. Easement for irrigation ditch as set out in agreement between Eliza M. Zuimby and J. C. Ferguson, dated June 5, 1912, recorded June 5, 1912 in Volume 37 at page 322, Deed Records.

4. Acceptance of terms and conditions of Reclamation Extension Act of August 13, 1914, executed by James W. Jory to United States recorded October 31, 1914 in Volume 42 at page 592, Deed Records.

5. Release of damage occasioned by overflow or seepage of water of Melhase-Ryan Sump, executed by Thomas G. Quimby and Stella May Quimby, to Klamath Irrigation District, dated June 25, 1924, recorded July 7, 1924 in Volume 64 at page 291, Deed Records.

6. Trust Deed, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$27,000.00

Dated : April 28, 1981
Recorded : April 28, 1981 Book: M-81 Page: 7601
Trustor : Deidri L. Heniff and Paul Heniff, wife and husband

Trustee : William Sisemore
Beneficiary : Klamath First Federal Savings and Loan Association, a corporation

which Trust Deed the Grantees herein assume and agree to pay according to the terms contained therein.

7. Trust Deed, including the terms and provisions thereof, with interest thereon and such future advances as may be provided therein, given to secure the payment of \$12,000.00 recorded April 25, 1983 in Book M-83 at page 6299, in favor of Margueritte Wilson, which Trust Deed the Grantees herein assume and agree to pay according to the terms contained therein.

STATE OF OREGON,)

County of Klamath)

Filed for record at request of

on this 5th day of Oct. A.D. 19 84
at 3:47 o'clock P M, and duly
recorded in Vol. M84 of Deeds
Page 17236

EVELYN BIEHN, County Clerk

By [Signature] Deputy

Fee 8.00

Margy White
Doug White