

1-1-74

43381

WARRANTY DEED

Vol. 184 Page

19613



KNOW ALL MEN BY THESE PRESENTS, That Doris M. Starnes

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by John H. Leija, hereinafter called 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:

A parcel of land situated in the SE $\frac{1}{4}$ of Section 10, Township 34 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point on the North-South centerline of said Section 10 from which the South $\frac{1}{4}$ corner bears South 00° 13' 18" East 1818.18 feet, thence from said point of beginning North 00° 13' 18" West along the North-South centerline of said Section 10, 300.00 feet to a 5/8" iron pin, thence South 52° 41' 41" East 1032.47 feet to a 5/8" iron pin on the Northwestern right of way of the Head of the Williamson Road, thence South 37° 18' 19" West along said Northwestern right of way of Head of the Williamson Road 326.07 feet to a point, thence leaving said Northwestern right of way of Head of the Williamson Road North

(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 noted of record as of the date of this deed and those appurtenant upon the land, if any, as of the date of this deed,

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 \$7,000.00.

However, the actual consideration consists of ~~other property or other given or promised which is~~ (The sentence between the symbols ©, 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 21 day of February, 1980; 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.

Doris M. Starnes
Doris M. Starnes

(If executed by a corporation,
affix corporate seal)

STATE OF CALIFORNIA }
County of ORANGE } ss.
February 21, 1980

Personally appeared the above named
Doris M. Starnes

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

Before me:

(OFFICIAL
SEAL)

MARGARET S. REESE

Notary Public for Oregon

My commission expires: Nov. 12, 1982

MARGARET S. REESE

NOTARY PUBLIC - CALIFORNIA

Doris M. Starnes

My commission expires Nov. 12, 1982

393 Hamilton St. Apt A-2

Costa Mesa, California 92627

GRANTOR'S NAME AND ADDRESS

John H. Leija

P.O. Box 41

Rutherford, California 94573

GRANTEE'S NAME AND ADDRESS

After recording return to:

John Leija

P.O. Box 41

Rutherford, CA 94573

NAME, ADDRESS, ZIP

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

same as above

NAME, ADDRESS, ZIP

STATE OF OREGON, County of _____) ss.

Personally appeared _____

and who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____

a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL
SEAL)

STATE OF OREGON,

County of _____

I certify that the within instrument 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

19613

Vol. 12 Page 412

WARRANTY DEED

19613

DEED BY THESE PRESENTS, That Doris H. Statton

do hereby convey unto the County of Klamath, State of Oregon, for the purpose of creating a public road, all that certain

tract of land, more particularly described as follows: Beginning at a point on the North-South corner of the

Section 10, T. 36 N., R. 12 E., S. 4 E., of the Willamette Meridian, Klamath County, Oregon, and extending

South 10 degrees 46' 19" West 854.29 feet to a point on the North-South corner of the Section 10, T. 36 N., R. 12 E., S. 4 E., of the

Willamette Meridian, Klamath County, Oregon, thence South 82° 41' 41" West 100.01 feet to a point on the North-South corner of the Section 10, T. 36 N., R. 12 E., S. 4 E., of the

Willamette Meridian, Klamath County, Oregon, thence South 82° 41' 41" West 100.01 feet to a point on the North-South corner of the Section 10, T. 36 N., R. 12 E., S. 4 E., of the

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Willamette Meridian, Klamath County, Oregon, thence South 82° 41' 41" West 100.01 feet to a point on the North-South corner of the Section 10, T. 36 N., R. 12 E., S. 4 E., of the

(continued from front)

46° 46' 19" West 854.29 feet to the point of beginning.

SUBJECT, however, to the following:

1. Rights of the public in and to any portion of the herein described property lying within the limits of streets, roads, or highways.
2. Consent to the granting of a 100 foot road through the SE $\frac{1}{4}$ of Section 10, as set forth in instrument recorded July 16, 1957 in Volume 12, page 412, Deed Records of Klamath County, Oregon.

STATE OF OREGON,)
 County of Klamath)
 Filed for record at request of

on this 20th day of Nov. A.D. 19 84
 at 10:16 o'clock A M, and duly
 recorded in Vol. M84 of Deeds
 Page 19613

EVELYN BIEHN, County Clerk
 By [Signature] Deputy

Fee 9.00

19614