

47226

## WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That RAY P. FIELDS and LEONA W. FIELDS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by WILLIAM S. HART HARLEY J. HART

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:

See attached Exhibit "A"

(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, &amp; liens, assessments, rules &amp; regulations for irrigation, drainage &amp; sewage, &amp; reservations, strictions, easements &amp; rights of way of record and 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 \$ 50,000.00

However, the actual consideration consists of ~~the whole or part of the~~ <sup>(The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)</sup> ~~the whole or part of the~~ consideration (indicate which) ①

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 15<sup>th</sup> day of December, 1978; 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.

(If executed by a corporation, affix corporate seal)

RAY P. FIELDS

LEONA W. FIELDS

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)

Notary Public for Oregon

My commission expires:

STATE OF OREGON,

County of Klamath } ss.  
December 15, 1978

Personally appeared the above named

Ray P. Fields and Leona W. Fields

and acknowledged the foregoing instrument to be \_\_\_\_\_ their voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Ray P. &amp; Leona W. Fields

GRANTOR'S NAME AND ADDRESS

William S. Hart & Harley J. Hart  
Box 481  
Merrill, OR 97633

GRANTEE'S NAME AND ADDRESS

After recording return to:

William S. Hart & Harley J. Hart  
Box 481  
Merrill, OR 97633

NAME, ADDRESS, ZIP

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

William S. Hart &amp; Harley J. Hart

NAME, ADDRESS, ZIP

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 \_\_\_\_\_ or as file/reel number \_\_\_\_\_, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Recording Officer

Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

4504

*L.W.F. Plot*  
~~Lot 5 of Section 17~~, Lots 1 and 2 of Section 20, Township 40  
 South, Range 10 East of the Willamette Meridian, in the  
 County of Klamath, State of Oregon.

SAVING & EXCEPTING THEREFROM the following described tract:

Beginning at the Northwest corner of Lot 1 Section 20, Township 40 South, Range 10 East of the Willamette Meridian; thence Easterly along the Northerly line of said Lot 1, 325 feet to a point; thence Southerly parallel with the Westerly line of said Lot 1, 400 feet to a point; thence Westerly parallel with the Northerly line of said Lot 1, 325 feet to a point on the Westerly line of said Lot 1; thence Northerly along the Westerly line of said Lot 1, 400 feet to the point of beginning.

ALSO EXCEPTING THEREFROM that portion of Government Lot 2 of Section 20, Township 40 South, Range 10 East of the Willamette Meridian, lying Southerly of existing transmission line.

STATE OF OREGON, )

County of Klamath )

Filed for record at request of

on this 28th day of March A.D. 19 85  
 at 10:26 o'clock A M, and duly  
 recorded in Vol. M85 of Deeds  
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**EVELYN BIEHN, County Clerk**

By *Sam Smith* Deputy

Fee 9.00

EXHIBIT "A"