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STATE OF OREGON: COMILLA OF KPVIVLH:22

FORM No. 703-WARRANTY DEED.

STEVENS-NESS LAW PUBLISHING CO. PORTLAND, OR 97204

Vol. 185 Page 5490



47822

5-10-81

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That SYLVIA HESSELGRAVE and JAMES HESSELGRAVE, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by LARRY E. BOWMAN, 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:

That part of the NE 1/4 SE 1/4 of Section Twenty-six (26), Township Twenty-three (23) South, Range Nine (9), E. W. M3, described as:

Beginning at the Northwest corner of the Northeast Quarter of the Southeast Quarter (NE 1/4 SE 1/4), thence Southerly along the Westerly boundary a distance of 540 feet which is the point of beginning, thence East a distance of 166.8 feet; thence South a distance of 175 feet; thence West a distance of 166.8 feet; thence North a distance of 175 feet to the point of beginning.

The above description is identified in the GERHART PLAT as part of Lot #11.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

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| TO HAVE AND TO HOLD the same unto the said Jim & Sylvia Hesselgrave 940 North Locust Apt. #3 Prineville, Oregon 97754 GRANTOR'S NAME AND ADDRESS | |
| Larry E. Bowman 277 SE Birchwood Dallas, Oregon 97338 GRANTEE'S NAME AND ADDRESS | |
| After recording return to: Larry E. Bowman 277 SE Birchwood Dallas, Oregon 97338 NAME, ADDRESS, ZIP | |
| Until a change is requested all tax statements shall be sent to the following address. Larry E. Bowman 277 SE Birchwood Dallas, Oregon 97338 NAME, ADDRESS, ZIP | |

SPACE RESERVED
FOR
RECORDER'S USE

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.

By _____ Recording Officer
 Deputy.

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NOTICE OF OREGON
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 PSLIA E. BOMESH

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 PSLIA E. BOMESH

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 SSS 22 BILCOOOG
 PSLIA E. BOMESH

NOTICE OF OREGON
 SSS 22 BILCOOOG
 PSLIA E. BOMESH

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RECORDED IN BOOK 100 PAGE 5491

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns forever.
 grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances
 THIS INSTRUMENT DOES NOT CONVEY OR HOLD THE SAME UNTO THE SAID GRANTEE AND GRANTEE'S HEIRS, SUCCESSORS AND ASSIGNS, THAT

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 \$ none
 However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (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 day of February, 1985, 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)
 STATE OF OREGON, County of Crook
 February 13, 1985

STATE OF OREGON, County of Crook
 February 13, 1985

Personally appeared the above named JIMIE IV and Sylvia Hesselgrave
 and acknowledged the foregoing instrument to be their voluntary act and deed.
 Notary Public for Oregon
 My commission expires: 2-10-87

Personally appeared JIMIE IV and Sylvia Hesselgrave
 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
 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.
 Notary Public for Oregon
 My commission expires:

STATE OF OREGON: COUNTY OF KLAMATH:ss
 I hereby certify that the within instrument was received and filed for record on the 16th day of April, A.D., 1985 at 9:42 o'clock A.M., and duly recorded in Vol M85, of Deeds on page 5490
 Fee: \$ 9.00
 EVELYN BIEHN, COUNTY CLERK
 by: [Signature], Deputy