

WARRANTY DEED

DONALD B. LYONS Grantor conveys and warrants to
 MERLE E. WOODLEY and MARY R. WOODLEY, husband and wife, Grantees,
 the following described real property located in Klamath County,
 State of Oregon, free of all encumbrances, except as specifically
 set forth herein:

NE 1/4 SW 1/4 lying Northwesterly of Klamath
 Irrigation District Drainage Canal and Southwesterly
 of the Southern Pacific Railroad right-of-way, in
 Section 20, Township 40 South, Range 10 East of
 the Willamette Meridian, Klamath County, Oregon, more
 particularly described as follows:

Beginning at a point which is South 2847.27 feet
 and East 1785.48 feet from the Northwest corner of
 said Section 20. This being the intersection of
 Southwesterly right-of-way of railroad and Easterly
 right-of-way of existing Klamath Irrigation Drainage
 Canal; thence following the Easterly right-of-way
 line of the said drain the following courses and
 distances: S 4°40' E 180.0 feet to a point; thence
 S 44° 13' E 409.0 feet to a point; thence S74° 08'
 E 231.6 feet along the said Easterly right-of-way
 to a point which is also the intersection of the
 Southwesterly right-of-way of railroad; thence N. 43°
 53' W. 754.0 feet along Southwesterly right-of-way
 of railroad (the bearing and distance being the long
 chord) to the point of beginning.

SUBJECT TO:

1. Reservations, restrictions, rights of way, easements
 of record and those apparent on the land;

2. The premises herein described are within and subject
 to the statutory powers, including the power of assessment of
 Klamath Project and Klamath Irrigation District;

3. The premises herein described are within and subject
 to the statutory powers, including the power of assessment of
 Klamath
 Basin Improvement District;

4. Right of way, created by instrument, including the
 terms and provisions thereof, dated November 12, 1910, recorded
 December 9, 1910 in Volume 30, page 478, Deed Records of Klamath
 County, Oregon in favor of Modoc Northern Railway Company;

5. Easements, including the terms and provisions
 thereof, given to The California Oregon Power Company as follows:
 (1) Dated June 20, 1929, recorded July 1, 1929, Deed Vol. 87,
 page 413; (2) Dated November 7, 1938, recorded November 18, 1938,
 Deed Vol. 118, page 545, all records of Klamath County, Oregon.
 (Blanket easements)

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The true and actual consideration paid for this conveyance is \$20,000.00.

982

WITNESS Grantor's hand this 10 day of June, 1976.

Donald B. Lyons

STATE OF OREGON)
County of Klamath) ss.

Personally appeared DONALD B. LYONS and acknowledged the foregoing instrument to be his voluntary act and deed.

BEFORE ME:

Susan Kay May
6/14/76
NOTARY PUBLIC FOR OREGON
My Commission Expires:

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

Mrs and Mrs. Thelma E. Woodley
P.O. Box 27
Malin, Oregon

AFTER RECORDING RETURN TO:

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 22th day
of January A.D. 19 86 at 2:07 o'clock P.M., and duly recorded in Vol. 186
of _____ Deeds on Page 981

FEE \$9.00

Evelyn Biehn, County Clerk
By Pam Smith