

KNOW ALL MEN BY THESE PRESENTS, That DONNA ROPER, who acquired title as DONNA FOLEY, also known as DOLLY MARGERET FOLEY, and who acquired title as*** hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by MARTIN L. MARTIN, JR. and LORRAIN J. MARTIN, husband and wife, 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:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.....

SUBJECT TO:

- 1. Rights of the public in and to any portion of said premises lying within the limits of roads and highways.
- 2. An easement created by instrument, including the terms and provisions thereof, recorded March 17, 1958 in Book 298 at page 151.

***DONNA MAE STOUT and DOLLY MARGARET FOLEY and DONNA HARTMAN STOUT and DONNA ROPER

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

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 \$ 20,000.00. 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 12th day of April, 1979; 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.

Donna Roper

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, County of Klamath } ss. April 12, 1979.

Personally appeared the above named Donna Roper, and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me, Notary Public for Oregon, My commission expires: 3-22-81

STATE OF OREGON, County of _____) ss. Personally appeared _____, 19____.

and 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.

Before me: Notary Public for Oregon My commission expires: (OFFICIAL SEAL)

GRANTOR'S NAME AND ADDRESS
GRANTEE'S NAME AND ADDRESS
After recording return to:
Claude E. Olson
1539 Ellards
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP
I have a change in requested all tax statements shall be sent to the following address:
Name as above
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.
By _____ Recording Officer Deputy

PARCEL 1

A portion of the N $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 28, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the East and West center line of Section 28, Township 38 South, Range 9 East of the Willamette Meridian, which lies North 89° 10' West along the quarter line a distance of 1114.77 feet from the quarter corner common to Sections 27 and 28 of said township and range; thence South 15° 13' East a distance of 544 feet; thence South 74° 47' West a distance of 300 feet; thence North 15° 13' West a distance of 630.3 feet, more or less, to a point on the said East and West center line; thence South 89° 10' East a distance of 312.14 feet, more or less, to the point of beginning.

PARCEL 2

A portion of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 28, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point which lies North 89° 10' West along the quarter line a distance of 1114.77 feet and South 15° 13' East a distance of 544 feet from the iron pipe which marks the quarter corner common to Sections 27 and 28, Township 38 South, Range 9 East of the Willamette Meridian, and running thence continuing South 15° 13' East a distance of 192.2 feet; thence South 38° 5' West 25.0 feet; thence South 15° 13' East 60 feet to the Northerly right of way line of the Old Fort Klamath Road and 30 feet at right angles from the center line of said road; thence South 38° 5' West along the Northerly right of way line of the Old Fort Klamath Road, 123.0 feet to an iron pin; thence continuing along said right of way line South 75° 30' West 52.95 feet; thence North 15° 13' West a distance of 339.98 feet; thence North 74° 47' East a distance of 171.6 feet, more or less to the point of beginning.

PARCEL 3

Beginning at a point which is 1261.43 feet West and 587.43 feet South of the quarter section corner common to Sections 27 and 28, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, running thence North 74° 47' East 128.4 feet; thence South 15° 13' East 339.98 feet; thence along the Northerly right of way line of a County Road South 75° 30' West 78.4 feet; thence North 15° 13' West 100 feet; thence South 75° 30' West 50 feet; thence North 15° 13' West 238.38 feet to the point of beginning.

EXHIBIT "B"

description continued ...

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PARCEL 4

Beginning at a point which is the quarter corner common to Sections 27 and 28, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon; thence North 89° 10' West along the East-West quarter for a distance of 1114.77 feet to a point; thence South 15° 13' East 544.0 feet; thence South 74° 47' West 300.0 feet to a point; thence South 15° 13' East 238.38 feet to a point; said point being the Northwest corner of the herein described property; thence South 15° 13' East 100.0 feet to the Southwest corner; thence North 75° 30' East 50.0 feet to the Southeast corner; thence North 15° 13' West 100.0 feet to the Northeast corner; thence South 75° 30' West 50.0 feet to the point of beginning.

EXCEPTING from the above described parcels that portion conveyed to Klamath County, Oregon, by Warranty Deed recorded December 17, 1948 in Book 227 at page 308, Deed Records.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
 of March A.D. 1945 at 2:32 o'clock P M., and duly recorded in Vol. MA6 day
 of June on Page 3887

FEE \$18.00

Evelyn Biehn

By

County Clerk

Berntha A. Ketch