

58998

WARRANTY DEED (INDIVIDUAL)

Vol 1786 Page 3890

MARCIN L. MARTIN, JR. and LORRAIN J. MARTIN, husband and wife
CLAUDE E. OLSON and VIRGINIA H. OLSON, husband and wife
of Klamath, State of Oregon, described as: all that real property situated in the County

SEE EXHIBIT A AND EXHIBIT B

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
1) Rights of the public in and to any portion of said premises lying
within the limits of roads and highways.
and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 35,000.00 *

Dated this 9th day of May, 19 79.

Marcin L. Martin
Lorraine J. Martin

STATE OF OREGON, County of Klamath) ss.

DATED ON THIS 9th DAY OF MAY, 19 79 personally appeared the above named
MARCIN L. MARTIN, JR. and LORRAIN J. MARTIN
instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me:

Barlene F. Addington
Notary Public for Oregon
My commission expires: 3-22-81

The dollar amount should include cash plus all encumbrances existing against the property to which the
property remains subject or which the purchaser agrees to pay or assume.
If consideration includes other property or value, add the following: "However, the actual consideration
consists of or includes other property or value given or promised which is part of the/the whole
consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

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 Records of Deeds of said County.
Witness my hand and seal of County affixed.

By Title
Deputy

After Recording Return to:

Claude E. Olson
1535 Oldbrook
City - 97601

Tax. Statements to show -
1500 00

PARCEL 1

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 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 1261.45 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.

description continued ...

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 _____ the 7th day
of March A.D., 19 86 at 2:32 o'clock P M., and duly recorded in Vol. 1036
of Deeds on Page 3890

Evelyn Biehn

County Clerk

By

Bernetha A. Pritch

FEE \$13.00