

61837

KNOW ALL MEN BY THESE PRESENTS, That

BILLIE A. WOODHOUSE

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
BRIEN D. ROSE and SUZANNE L. ROSE, husband and wife

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:

Tract E of BOWMAN TRACTS in the City of Merrill, Klamath County, Oregon, being further described as follows:

Beginning at an iron pin which lies East along the Section line a distance of 1672.5 feet and North 0° 02' West along the center line of McKinley Street a distance of 700 feet and East a distance of 40 feet from the iron monument which marks the Southwest corner of Section 1, Township 41 South, Range 10 East of the Willamette Meridian, and running thence East a distance of 115.75 feet to an iron pin; thence North 0° 02' West a distance of 62.5 feet to an iron pin; thence West 115.75 feet to an iron pin; thence South 0° 02' East a distance of 62.5 feet, more or less, to the point of beginning, said tract being a portion of the W. 1/4 of SE 1/4 of Section 1, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

"This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing or accepting this instrument, the person acquiring fee title to the property should check with the appropriate city or county planning department to verify approved uses."

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 stated on the reverse side of this deed and those apparent upon the land, if any, as of the date of this deed

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 \$ 55,000.00

(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 28th day of May, 1986; 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.

Billie A. Woodhouse
BILLIE A. WOODHOUSE

(If executed by a corporation,
affix corporate seal)

STATE OF OREGON, County of Klamath

Personally appeared the above named
BILLIE A. WOODHOUSE

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:
Kristi L. Redd
Notary Public for Oregon
My commission expires: 11/16/87

STATE OF OREGON, County of _____ ss.

Personally appeared _____, 19____, 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:
Notary Public for Oregon
My commission expires: _____

Billie A. Woodhouse
P.O. Box 138
Merrill, OR 97633
GRANTOR'S NAME AND ADDRESS
Brien D. Rose & Suzanne L. Rose
P.O. Box 594
Tulelake, CA 96134
GRANTEE'S NAME AND ADDRESS

After recording return to:
SAME AS GRANTEE

NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address:
SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON, ss.

County of _____
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

- continued from the reverse side of this deed -

SUBJECT TO:

1. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Klamath Irrigation District.
2. Overhang Easement as conveyed to the California Oregon Power Company as conveyed by deed recorded August 11, 1953, in Volume 262, page 312, Deed Records of Klamath County, Oregon. (General location)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 28th day
of May A.D., 19 86 at 11:37 o'clock A M., and duly recorded in Vol. M86
of _____ Deeds on Page 9137.

FEE \$14.00

Evelyn B. Bahn County Clerk
By RAM Smith

