

OK 65745

WARRANTY DEED

Vol. MS6 Page 16264

KNOW ALL MEN BY THESE PRESENTS, That Deston E. Bassford and Vina Bassford, husband and wife hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Donna B. Clifford, 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 AS IT APPEARS ON THE REVERSE OF THIS DEED

1111 2 PM 3 25 '86

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 shown on the reverse of this deed and those of record and apparent upon the land, if any, as of the date of this deed, and that 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 \$1.00. 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 ①, 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 9th day of September, 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.

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.

Deston E. Bassford
Deston E. Bassford
Vina Bassford
Vina Bassford

STATE OF OREGON,
County of Klamath } ss.
September 9, 1986

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

Personally appeared the above named Deston E. Bassford and Vina Bassford and acknowledged the foregoing instrument to be their voluntary act and deed.

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.

(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: 7-13-89

(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires: _____
(If executed by a corporation, affix corporate seal)

Deston E. Bassford & Vina Bassford
4909 Darwin Place
Klamath Falls, OR. 97603
GRANTOR'S NAME AND ADDRESS
Donna B. Clifford
3959 Old Midland Road
Klamath Falls, OR. 97603
GRANTEE'S NAME AND ADDRESS
After recording return to:
Grantee
NAME, ADDRESS, ZIP
Until a change is requested all tax statements shall be sent to the following address:
Grantee
NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

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/reel/volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____.
Record of Deeds of said county.
Witness my hand and seal of County affixed.

By _____ Deputy

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WARRANTY DEED

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16265

All that part of ~~SE1/4~~ of Section 34, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, included in the parcel of land described as follows:

Beginning at a point on the South boundary of Section 34, Township 39 South, Range 9 East of the Willamette Meridian, from which the Southeast corner of said Section 34 bears North 89 50' East 969.7 feet and running thence North along the Westerly line of property owned by Klamath Irrigation District a distance of 210 feet; thence South 89 50' West 75 feet; thence South 210 feet to the South line of said Section; thence East along the South line of said Section a distance of 75 feet to the point of beginning.

SUBJECT TO:

1. Taxes for the fiscal year 1986-1987, a lien, not yet due and payable.
2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Klamath Irrigation District.

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.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 9th day of September A.D. 19 86 at 2:41 o'clock P. M., and duly recorded in Vol. M86 of Deeds on Page 16264.

FEE \$14.00

Evelyn Biehn, County Clerk
By *[Signature]*

STATE OF OREGON

County of Klamath

Record of Deeds

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