

1-1-74

67967

K-32207
WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That

MARIE MATLICK, JOSEPH S. MATLICK, JR. and DEAN R. MATLICK
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by

JULIA H. DECKER, 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 ap-
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

As set forth in Exhibit "A" attached hereto

SUBJECT TO:

1. Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, easements, contracts, water and irri-
gation rights in connection therewith;
2. Reservations and restrictions of record and easements and rights
of way of record and those apparent on the land.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 above set forth,

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 \$15,000.00

~~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 OES 21.030.)~~

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 16th day of August, 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.

(If executed by a corporation,
affix corporate seal)

Marie Matlick
Marie Matlick
Joseph S. Matlick Jr.
Joseph S. Matlick, Jr.
Dean R. Matlick
Dean R. Matlick

STATE OF OREGON,)
County of Klamath) ss.
August 22, 1979

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

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
MARIE MATLICK, JOSEPH S. MATLICK, JR.
and DEAN R. MATLICK,

and acknowledged the foregoing instru-
ment to be THEIR voluntary act and deed.

_____, 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 be-
half 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:

(OFFICIAL
SEAL)

Dillard Lewis
(OFFICIAL
SEAL)
Notary Public for Oregon
My commission expires: 7/19/82

Notary Public for Oregon
My commission expires:

MARIE MATLICK, JOSEPH S. MATLICK, JR.
and DEAN R. MATLICK, 5151 Bristol Ave.
Klamath Falls, Ore. 97601

GRANTOR'S NAME AND ADDRESS

JULIA H. DECKER
3633 Summers Lane
Klamath Falls, Ore. 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:
Grantee above named

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Grantee above named

NAME, ADDRESS, ZIP

STATE OF OREGON,) ss.

County of _____
I certify that the within instru-
ment 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.

Recording Officer

By _____ Deputy

SPACE RESERVED
FOR
RECORDER'S USE

26 NOV 10 AM 9 27

EXHIBIT "A"

20353

DESCRIPTION OF PROPERTY

The following described real property situate in Klamath County, Oregon:

The East half of the following described real property:

One acres, more or less, of land in the S $\frac{1}{2}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, more fully described as follows:

Beginning at a point in the center line of a 60 foot roadway from which the quarter section corner common to Sections 11 and 14, Township 39 South, Range 9 E.W.M., bears S. 89°28' W. along the said roadway center line 549.9 feet and S.0°09' E. along the North and South center line of said Section 11, as marked on the ground by a well established fence line 1663.6 feet; and running thence from said beginning point N. 0°16' W. 315.2 feet; thence S. 89°31' E. 131.2 feet; thence S.0°12' E. 312.9 feet, more or less to the center line of the before mentioned roadway; thence S. 89°28' W. 131.2 feet, more or less to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of
of November

A.D. 19 86 at 9:27 o'clock A. M. and duly recorded in Vol. 10th day
of Deeds on Page 20352 1886

FEE \$14.00

Evelyn Biehn, County Clerk
By *Sam Smith*