

INSTRUMENT NO.

RECORDING DATE

## WARRANTY DEED

CHARLES C. HOOVER and SANDRA J. HOOVER, husband and wife,

called grantor(s) herein, hereby convey (s) to PAUL E. HENDERSON and KAREN L.

HENDERSON, husband and wife,

whose address is

Crescent, Oregon,

the following described real property:

In Klamath County, Oregon:

Commencing at the one-quarter corner between Section 36, Township 24 South, Range 8 East of the Willamette Meridian and Section 1, Township 25 South, Range 8 East of the Willamette Meridian, and running North 0° 32' East for a distance of 1066.76 feet; thence South 89° 15' East a distance of 1345.2 feet to the point of beginning; thence Northeast along The Dalles California Highway 97, a distance of 335 feet; thence North 89° 15' running West 385 feet; thence West 0° 45' running South, a distance of 168 feet; thence South 89° 15' running East a distance of 262 feet; thence Southwest along The Dalles California Highway 97, a distance of 139 feet; thence running East a distance of 35 feet to the point of beginning.

SUBJECT to Easement, including the terms and provisions thereof, for pipe lines in favor of Crescent Water and Sewer Service Association, dated November 21, 1967, recorded November 30, 1967, in Volume M-67, page 9212, Deed Records of Klamath County, Oregon; AND SUBJECT to Limited Access, including the terms and provisions thereof, in favor of the State of Oregon, by and through its State Highway Commission, recorded December 15, 1951, in Volume 251, page 535, and modified by an instrument dated July 9, 1963, recorded August 12, 1968, in Volume M-68, page 7273, Deed Records of Klamath County, Oregon; AND ALSO SUBJECT to

(continued on reverse side)

and covenant(s) that grantor(s) are the owner(s) of the above described property free of all encumbrances (except) as set out herein,

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The consideration for this transfer is: \$39,500.00.

Dated: November 19, 1980

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

Paul E. & Karen L. Henderson  
P. O. Box 11  
Crescent, Oregon 97733

*Charles C. Hoover*  
*Sandra J. Hoover*

STATE OF OREGON, County of Harney.  
November 19, 1980:

SS:

Personally appeared the above named  
Charles C. Hoover and Sandra J.  
Hoover, husband and wife,

and acknowledged the foregoing instrument to be their voluntary act. Before me:



*Anna M. Gunther*  
Notary Public for Oregon.  
My Commission expires 8/1/82

(FOR RECORDERS USE)

RETURN TO

PREPARED BY  
Cramer & Pinkerton, Attorneys,  
Box 646, Burns, Oregon 97720

#193

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Continuation from page 1:

a mortgage from Grantors to The State of Oregon, represented and acting by the Director of Veterans Affairs, dated November 12, 1975, recorded November 19, 1975, in Volume M-75, page 14618, Mortgage Records of Klamath County, Oregon, securing a note having a present balance of \$ 16,405.02, with interest paid to October 3, 1980. By acceptance of this deed, the Grantees do assume and agree to pay the said note and perform all the conditions and covenants of the mortgage and hold the Grantors harmless from any term thereof.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Paul Henderson the 29th day of Sept. A.D., 19 88 at 2:53 o'clock P. M., and duly recorded in Vol. M88 of Deeds on Page 16273.  
Evelyn Biehn - County Clerk  
By Audrey Mulendore

FEE 13.00

Return: Paul E. & Karen L. Henderson  
P.O. Box 11  
Crescent, Or. 97733

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