FOLM No. 633-WARRANTY DEED [Individual or MTC #1519 92137 16451 WAPPANTY DEED ol MBS Page KNOW ALL MEN BY THESE PRESENTS, That Phillip B. Ray and Bernice Ray, husband and wife, Carr ... 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-A parcel of diand, known as HOMEDALE GARDEN, TRACTS NO. 11, unplatted in the S1/2 of the NW1/4 of the SE1/4 of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath, County, Oregon, described as follows relige in the sms 1% to 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 East of the Willamette Meridian, bears South 89° 28' West along the said roadway center line 719.0 feet and South 0, 09' East along the North and South center, line of the said Section 11 as marked on the gr by a well established fence line 1663.96 feet; and running thence from said beginning point South 0° 16' East 338.8 feet more or less to a po ground less to a point 08 In the South boundary line of the said S1/2 of the NW1/4 of the SE1/4 of the said Section bi; thence South 89° 31, 1/2' East along the said boundary line 28.2 feet; thence North 0° 16' West 341.0 feet, more or less to the (for continuation of this document see reverse side of this deed) onlifawl Y I (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 noted of record as of the the date of this deed and those 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 \$23,000.00. OHowever, the actual consideration consists of or includes other property or value given or promised which is the wholey consideration (indicate which). (The sentence between the symbols 0, it 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 2/...day of July ., 19 77. it 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. lo wet End for said County and States personally appeared the within llip Β. (If executed by a corporation, affix corporate seal) bon memorien outling th under and be STATE OF OREGON, County of the Klamath ten in the seat seat 7.7 . er, and we want who, being duly sworn, Personally appeared the above name each for himself and not one for the other, did say that the former is the Arrest and Arresta president and that the latter is the secretary of ..... .monatoria 3 NO bill acknowledged the foregoing instru-and that the seal atlixed to the foregoing instrument is the corporation, 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. a corporation. voluntary act and deed. ment to be (I); belong the: Before me rat (OFFICIAL (OFFICIAL SEAL) Owner Public for Oregon SEAL) Notary Public for Oregon 8-12-77 My commission expires: My commission expires: STATE OF OREGON, GRANTOR'S NAME AND ADDRES County of .... I certify that the within instrument was received for record on the ....day of....., 19... GRANTEE'S NAME AND ADDRES at .....o'clock ...... M., and recorded ACE RESERVED rding return to: in book .....on page..... FOR Vickie Carr Larimer file/reel nomber CORDER'S USE Record of Deeds of said county. P.O.Box 7599 Klamath Falls Witness my hand and seal of 97601 OR County affixed. E. ADDRESS, ZIP Until a change is requested all tax statements shall be sent to the following address Vickie Carr Larimer **Recording Officer** P.O.Box 7599 By Deputy Klamath Falls, OR 97601

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center line of the before mentioned roadway inthence South 89° 28 herest -10128.22 feet more oralessato the place of abeginning. Analysis and Subject, however, to the following: Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways. 2. The premises herein described are within and subject to the statutory powers, including the power of assessment, of Klamath irrigation District. 3. The premises herein described are within and subject to the statutory are premises herein described are within and subject to the statutory you premises nerein described are within and subject to the statute powers, "including the power of assessment," of South Suburban Sanitary District. District. 4. Reservations, including the terms and provisions thereof, as contained 4. Reservations, including the terms and provisions thereof, as contained but n deed recorded in Volume 151 at page 278, Deed Records of Klamath County, Oregon, to-wit: Subject to contracts with the United States of America and the "Subject to contracts with the United States of America and the Klamath Irrigation District relative to irrigation, easements for subject of way for an irrigation ditch, the U. S. Reclamation Service Drainage Canal, one half of the 60 foot roadway, easements for power, phone, water and public utility lines, and also subject to the restriction that motomore than one family dwelling costing to the restriction that mote more than one family dwelling costing The shares than \$1000.000 shall be erected on said land. is and protector herein, correnants to and with said findles and printer's heirs, successors and assigns, that -genularized in the simple of the above fronted preprises, free from all encombrances except as noted of record as of the the date of this deed and those apparent upon the land, if any, as of the date of this deed; aur that general with warrant and lowers delend the said premises and every part and parcel thereof against the lawful claims and over use of all a rear vitementer except flore claining under the above described encumbrances The true and notual consideration paid for this transfer, stated in terms of dollars, is \$23.000.30. is Philosces, the school constructions consists of opphilades addes addes preparity of evolve-feven-or-prepared-which is COLDER 29/D and Detroited Activities and college for 10 Geledimits and main sold anneares and anneares before-mie, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Phillip B. Ray 1 1784 III Anowh to me to be the identical individual..... described in and who executed the within instrument and Si acknowledged to me that her executed the same freely and voluntarily. IN TESTIMONY WHEREOF, I have hereunto set my hand and attixed (A)10 my official seal theyday and year last above written. and i man with the second sec Notary Public for Greenx Oklahoma in precident and that the latter is the My Commission expires for Orceon 1979 Secretarios . and that the ceal affired to the languing function  $\tilde{z}_{i}$ , 2.2 cargoration of and that the ceal affired to the languing ceal of the componence ceal and comparison and that such between the set such componence of and componence of a solution by such only the in second of discrete and deed, bein acknowledged and the unmark to be it would be with and deed. Before mark S 8 ... 3.52 20,013(0) ingents rol in the second COFFICIAL SEAL) Metator Fublic for Oregoin essinza noireluanda (18. STATE OF OREGON: COUNTY OF KLAMATH: 3rd dav the Mountain Title Co. Filed for record at request of \_ o'clock \_\_\_\_\_A.M., and duly recorded in Vol. \_\_\_M88\_\_\_ A.D., 19 88 at 11:06 Oct. of 16451 \_\_\_\_on Page \_\_\_\_ Evelyn Biehn Deeds of County Clerk By Daul mullinglale \$13.00 FEE 5. <u>विवयी</u> 99399 9.01243 TOT CTS. .o. 0. T Record of Deeds of Loid country. Witness inst hand and seal of 60 Landin Falls 10250 County affixed. essettion the second set at last of local scenes and the scenes of a second set used Vickie Garr Leviner 1.0.26x 7509 1.0.26x 7509 Mianach 7519 Recording Officer

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Deputy