

THIS INDENTURE WITNESSETH, that DOUGLAS J. HOWSER, hereinafter known as grantor, for the consideration hereinafter stated has bargained and sold, and by these presents does grant, bargain, sell and convey unto CURTIS E. BARTLEY and SARAH N. BARTLEY, husband and wife, grantees, the following described premises, situated in Klamath County, Oregon, to-wit:

A parcel of land situated in a portion of Government Lots 3, 14 and 41, Section 21, Twp. 35 South, Range 7, E. W. M., being more particularly described as follows:

Commencing at a one-half inch iron pipe marking the North one-quarter corner of said Section 21; thence South $89^{\circ}52'50''$ East, along the Northerly line of said Section 21, 659.19 feet to a $5/8$ inch iron pin marking the point of beginning for this description; thence South $01^{\circ}28'17''$ West, 1387.27 feet to a $5/8$ inch iron pin on the mean high water line of the Williamson River; thence South $25^{\circ}55'32''$ West along said mean high water line, 213.09 feet to the point where said mean high water line intersects the Easterly right-of-way line of the Dalles-California Highway (U. S. Highway No. 97); thence North $09^{\circ}06'25''$ West along said Easterly right-of-way line, 516.42 feet to the beginning of a spiral curve to the right; thence along the arc of a spiral curve to the right, ($S=00^{\circ}54'$, $a=0.2$) 300.0 feet to the end of spiral curve and the beginning of a circular curve to the right; thence along the arc of a 9500.30 feet radius curve to the right ($\Delta=04^{\circ}41'31''$, long chord=North $05^{\circ}56'05''$ West, 777.76 feet) 777.98 feet more or less to the intersection of the arc of said circular curve with the Northerly line of said Section 21; thence leaving said right-of-way line, South $89^{\circ}52'50''$ East, 336.89 feet to the point of beginning containing 8.03 acres, more or less, SUBJECT TO a roadway easement 20.00 feet in width for the purpose of ingress and egress over and upon the above-described parcel, the center line of which is particularly described as follows:

Commencing at said North one-quarter corner of Section 21; thence South $89^{\circ}52'50''$ East, along said Northerly line of Section 21, 659.19 feet to a $5/8$ inch iron pin; thence leaving said Northerly section line South $01^{\circ}28'17''$ West, 941.38 feet to the point of beginning for said roadway easement center line; thence South $73^{\circ}46'22''$ West, 209.82 feet more or less to a point on said Easterly right-of-way line of the Dalles-California Highway.

SUBJECT TO: Rights of the public in and to any portion of said premises lying within the limits of roads and highways; Rights of the public and of governmental bodies in that portion of the above described property lying below the high water mark of Williamson River and the ownership of the State of Oregon in that portion lying below the high water mark thereof; Easements and rights of way of record and those apparent on the land, if any; Reservations contained in an instrument recorded May 8, 1958, in Deed Book 299 at page 297, Deed Records of Klamath County, Oregon.

The true and actual consideration paid for this transfer is \$157,000.00.

TO HAVE AND TO HOLD the said premises with their appurtenances unto the said grantees as an estate by the entirety. And the said grantor does hereby covenant, to and with the said grantees, and their assigns, that he is the owner in fee simple of said premises; that they are free from all incumbrances, except those above set forth, and that he will warrant and defend the same from all

WarrantyDeed - Page 1.

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PO BOX 384
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1 lawful claims whatsoever, except those above set forth.

2 IN WITNESS WHEREOF, he has hereunto set his hand and seal this 1st day of
3 November, 1972.

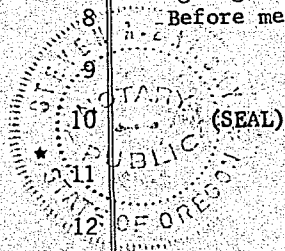
Douglas J. Howser (SEAL)

4
5 STATE OF OREGON)
6) SS
7 County of Klamath)

November 2, 1972

8 Personally appeared the above named Douglas J. Howser and acknowledged the
9 foregoing instrument to be his voluntary act and deed.
10 Before me:

Steven A. Jamison
Notary Public for Oregon
My Commission Expires: 9-19-75



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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath First Federal the 3rd day
of Oct. A.D., 19 88 at 3:44 o'clock P.M., and duly recorded in Vol. M88,
of Deeds on Page 16520.
Evelyn Biehn, County Clerk
By Pauline M. Lindner

FEE \$13.00

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Warranty Deed - Page 2.

*After Recording,
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