

97376



KNOW ALL MEN BY THESE PRESENTS, That IRWIN E. CAMPBELL and CARRIE CAMPBELL, husband and wife, and EDWARD L. CAMPBELL and MAUREEN G. CAMPBELL, husband and wife,  
in consideration of Ten and no/100 Dollars,  
to them paid by I. F. RODGERS and LORRAINE G. RODGERS, husband and wife,  
do hereby grant, bargain, sell and convey unto said I. F. RODGERS and LORRAINE G. RODGERS, husband and wife,  
their heirs and assigns, all the following real property, with the tenements, hereditaments and appurtenances, situated in the County of Klamath, and State of Oregon, bounded and described as follows, to-wit:

## POE VALLEY

Lots 16 and 17 in Section 3, Township 40 South, Range 11 East of the Willamette Meridian.

Lots 15 and 18 of Section 3, Township 40 South, Range 11 East of the Willamette Meridian, except that portion conveyed to the United States of America by deed dated July 2, 1912, recorded July 6, 1912 in Volume 37 at page 416, Deed Records of Klamath County, Oregon.

The North half of the Southwest quarter, and the Southeast quarter of Section 3, Township 40 South, Range 11 East of the Willamette Meridian.

The Northeast quarter of the Southeast quarter, of Section 4, Township 40 South, Range 11 East of the Willamette Meridian.

The East half of the Northeast quarter of Section 10, Township 40 South, Range 11 East of the Willamette Meridian.

A portion of Lots 19 and 20, Section 3, Township 40 S., R. 11, E.W.M., more particularly described as follows:

Beginning at a point on the South line of Lot 19, Sec. 3, Twp. 40 S., R. 11, E.W.M., which is 505 feet West, more or less, from the Southeast corner of said Lot 19 and in the center of the irrigation ditch which intersect said South line of said Lot 19; thence continuing West along the South line of said Lot 19 a distance of 1492 feet; thence North parallel to the East line of said Lot 19 to the center of irrigation ditch; thence following the center line of said irrigation ditch in a Northeast-erly and Southerly direction to the point of beginning.

SAVING AND EXCEPTING AND RESERVING unto Grantors an easement 30 feet in width adjacent to the centerline of the above described ditch for purpose of clearing and maintaining said ditch.

Grantees are the owners of the premises adjacent to the above described parcel on the South and will construct and erect thereon a water hole and will connect same by ditch to the irrigation ditch referred to in the above description, and Grantors covenant and agree to fill said water hole when water is running in the Klamath Irrigation Ditch which supplies water to the above described ditch.

Together with 2 electric pumps; buried irrigation main line, and 4-1/4 mile wheel move sprinklers.

and that we, our heirs, executors and administrators, shall warrant and forever defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever, except as hereinabove set forth;

Witness our hand S. and seals this 15<sup>th</sup> day of March, 1967.

Executed in the Presence of

Irwin E. Campbell (SEAL)  
Carrie K. Campbell (SEAL)  
Edward L. Campbell (SEAL)  
Maureen G. Campbell (SEAL)

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Subject to contracts and/or liens for irrigation and/or drainage; restrictions and reservations of record; easements and rights-of-way of record, and those apparent on the land.

To Have and to Hold the above described and granted premises unto the said  
I. F. RODGERS and LORRAINE G. RODGERS, husband and  
wife, their heirs and assigns forever.

And We, the grantor, S.  
above named do covenant to and with the above named grantee S. their heirs and assigns  
that we are lawfully seized in fee simple of the above granted premises, that the above  
granted premises are free from all encumbrances, except as hereinabove set forth;

and that we will and our heirs, executors and administrators, shall warrant and forever  
defend the above granted premises, and every part and parcel thereof, against the lawful claims and demands  
of all persons whomsoever, except as hereinabove set forth;

Witness our hand S. and seals this 13<sup>th</sup> day of March, 1967

Executed in the Presence of

James E. Campbell (SEAL)  
James H. Campbell (SEAL)  
James H. Campbell (SEAL)  
James H. Campbell (SEAL)

STATE OF OREGON,

County of Klamath.

ss.

BE IT REMEMBERED, That on this 1st day of March, 1967,

before me, the undersigned, a Notary Public  
 in and for said County and State, personally appeared the within named IRWIN E. CAMPBELL and  
CARRIE CAMPBELL, husband and wife, and EDWARD L. CAMPBELL and MAUREEN  
~~EDWARD L. CAMPBELL, husband and wife,~~ who are known  
 to me to be the identical individual S described in and who executed the within instrument and acknowledged  
 to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and  
 official seal the day and year last above written.

*Shedone K. Court*  
 Notary Public for Oregon.

My Commission expires June 18, 1969STATE OF OREGON,  
County of Klamath.

ss.

BE IT REMEMBERED, That on this 1st day of March, 1967, before me,  
 the undersigned, a Notary Public in and for said County and State, per-  
 sonally appeared the within named MAUREEN GAY CAMPBELL, who is known to  
 me to be the identical individual described in and who executed the  
 within instrument and acknowledged to me that she executed the same  
 freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal  
 the day and year last above written.

*Long A. Hunter*  
 Notary Public for Oregon.

My Commission Expires: 9/17/70.

## WARRANTY DEED

(FORM No. 3)

TO

STATE OF OREGON,

County of Klamath.

ss.

I certify that the within instru-  
 ment was received for record on the  
22nd day of Feb.,  
1989, at 10:07 o'clock A.M.,  
 and recorded in book M89  
 on page 3237 Record of Deeds  
 of said County.

Witness my hand and seal of  
 County affixed.

Evelyn Biehn, County Clerk.  
 County Clerk—Recorder.

By *Maureen M. Mendenhall*  
 Deputy.  
 Fee \$18.00

STEVENS-NESS LAW PUB. CO., PORTLAND

Return:

I. F. Rodgers  
 RT. 2, Box 752  
 Klamath Falls, Or. 97603

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