

98448

WARRANTY DEED

Vol. M89 Page 5075

KNOW ALL MEN BY THESE PRESENTS, That

Helen M. Hollingsworth who acquired title as Helen Marie Hollingsworth hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by A. Jean Frost

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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Beginning at a point on the West Section line of Section 35, Township 38 South, Range 9 East of the Willamette Meridian, which is North 0°12' East a distance of 921.3 feet from the Southwest corner of said Section 35, and running thence North 0°12' East along said above mentioned West line of Section 35, a distance of 63.4 feet to a point, which point is 15 feet South of the Northwest corner of the Southwest 1/4 of the Northwest 1/4 of the Southwest 1/4 of the Southwest 1/4 of said Section 35; thence North 89°59' East a distance of 344.2 feet to a point which is 15 feet South of the Northeast corner of said Southwest 1/4 of the Northwest 1/4 of the Southwest 1/4 of the Southwest 1/4 of Section 35; thence South 0°15' West a distance of 63.4 feet to a point; thence South 89°59' West a distance of 344.2 feet, more or less, to the point of beginning.

There is reserved, however, a strip 30 feet wide along the West side,

(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 excepting the easements, building and other restrictions now of record, if any

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 \$ 13,900.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole or part of the consideration (indicate which): (The sentence between the symbols ©, if 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 22nd day of July, 1981; 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.

Helen M. Hollingsworth

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath

} ss.

July 22, 1981.

Personally appeared the above named Helen M. Hollingsworth

and acknowledged the foregoing instrument to be her voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 5-6-84

STATE OF OREGON, County of) ss.

Personally appeared , 19

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

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 behalf 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)

Notary Public for Oregon

My commission expires:

Helen M. Hollingsworth

GRANTOR'S NAME AND ADDRESS

A. Jean Frost

GRANTEE'S NAME AND ADDRESS

After recording return to:

Alma Jean Frost
3461 Pinon Peak
Las Vegas, NV 89115

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of) ss.

I certify that the within instrument was received for record on the day of , 19, at o'clock M., and recorded in book/reel/volume No. on page or as document/tee/file/instrument/microfilm No. Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy

(Description continued)

and also the irrigation and drainage ditches now upon and across said tract are reserved for the beneficial use of this tract and adjacent lands which now have the use thereof.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 27th day
of March A.D., 19 89 at 11:07 o'clock A M., and duly recorded in Vol. M89,
of Deeds on Page 5075.

FEE \$13.00

Evelyn Biehn County Clerk

By Pauline M. Mendenhall