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T/A # M-38 205643

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WARRANTY DEED (INDIVIDUAL) Vol. 79 Page  
Vol. m90 Page 15865

JOHN O. JACOBSON and MARTHA F. JACOBSON, husband and wife  
hereinafter called grantor, convey(s) to  
WILBUR B. THAYER and SALLY N. THAYER, husband and wife

all that real property situated in the County  
of Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY THIS  
REFERENCE MADE A PART HEREOF.....

SUBJECT TO:

1. Rules, regulations and statutory powers of Enterprise Irrigation District and South Suburban Sanitary District.
2. An easement, created by instrument, including the terms and provisions thereof, recorded May 22, 1926 in Book 69 at page 577.
3. Restrictions, including the terms and provisions thereof, listed in Warranty Deed recorded May 18, 1972 in Book M72 at page 5337, Microfilm Records, Klamath County, Oregon.
4. An easement created by instrument, including the terms and provisions thereof, recorded May 18, 1972 in Book M72 at page 5339.

THIS WARRANTY DEED IS BEING RE-RECORDED TO REFLECT THE CORRECT LEGAL DESCRIPTION

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except as  
shown hereinabove

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

The true and actual consideration for this transfer is \$ 62,000.00 \*

Dated this 30th day of November, 1979

*John O. Jacobson*  
*Martha F. Jacobson*

STATE OF OREGON, County of Klamath ) ss.

On this 30th day of November, 1979 personally appeared the above named  
John O. Jacobson and Martha F. Jacobson and acknowledged the foregoing  
instrument to be their voluntary act and deed.

Before me:  
*Darlene L. Addington*  
Notary Public for Oregon  
My commission expires: March 22, 1981

- \* The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- \*\* If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

WARRANTY DEED (INDIVIDUAL)

TO

After Recording Return to:  
Tap Statements To:  
Mr. & Mrs. Wilbur B. Thayer  
P.O. Box Q  
City, 97601

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 \_\_\_\_\_  
on page \_\_\_\_\_ Records of Deeds of said County.  
Witness my hand and seal of County affixed.

By \_\_\_\_\_ Title  
Deputy

28004

15866

## EXHIBIT "A"

A tract of land situated in the SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

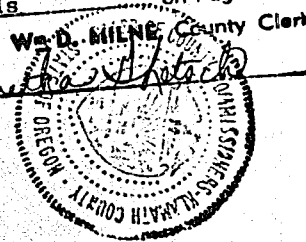
Beginning at an iron pin on the Northerly right of way line of Hilyard Avenue, 30 feet Northerly at right angles from the center line of Hilyard Avenue, said point being North 0° 04' West a distance of 30 feet and North 89° 56' East a distance of 374.1 feet from the iron axle which marks the one-quarter corner common to Sections 1 and 12, Township 39 South, Range 9 East of the Willamette Meridian, and thence continuing North 89° 56' East along the North line of Hilyard Avenue, a distance of 220.0 feet; thence North 0° 04' West a distance of 93.37 feet to the true point of beginning; thence South 81° 14' East a distance of 33.34 feet; thence North 43° 51' East a distance of 115.0 feet, more or less, to the Southwesterly right of way line of the Dalles California Highway; thence along said right of way line North 46° 09' West a distance of 121.0 feet; thence South 43° 51' West a distance of 200 feet, more or less, to a point North 81° 14' West 114.53 feet of the point of beginning; thence South 81° 14' East 114.53 feet, more or less to the point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

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led for record at request of Transamerica Title Co.  
this 3rd day of December A. D. 1979 at 3:47 o'clock P. M., and  
 duly recorded in Vol. M79, of Feeds on Page 28003

Fee \$7.00



## EXHIBIT "A"

## PARCEL 1:

A tract of land situated in the SW 1/4 SE 1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin on the Northerly right of way line of Hilyard Avenue, 30 feet Northerly at right angles from the center line of Hilyard Avenue, said point being North 0 degrees 04' West a distance of 30 feet and North 89 degrees 56' East a distance of 774.1 feet from the iron axle which marks the one-quarter corner common to Sections 1 and 12, Township 39 South, Range 9 East of the Willamette Meridian, and thence continuing North 89 degrees 56' East along the North line of Hilyard Avenue, a distance of 220.0 feet; thence North 0 degrees 04' West a distance of 93.37 feet to the true point of beginning; thence South 81 degrees 14' East a distance of 33.34 feet; thence North 43 degrees 51' East a distance of 115.0 feet, more or less, to the Southwesterly right of way line of the Dalles-California Highway; thence along said right of way line North 46 degrees 09' West a distance of 121.0 feet; thence South 43 degrees 51' West a distance of 200 feet, more or less, to a point North 81 degrees 14' West 114.53 feet to the point of beginning; thence South 81 degrees 14' East 114.53 feet, more or less to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 8th day  
of Aug. A.D., 19 90 at 10:41 o'clock A M., and duly recorded in Vol. M90,  
of Deeds on Page 15865.

FEE \$15.00

Evelyn Biehn - County Clerk

By Pauline Muelendire