

OK

41814

WARRANTY DEED—SURVIVORSHIP

Vol. 1992 Page 4586

KNOW ALL MEN BY THESE PRESENTS, That MARILYN ELIZABETH PATTERSON

for the consideration hereinafter stated to the grantor paid by MARILYN ELIZABETH PATTERSON AND ROBERTA L. SILBERNAGEL, hereinafter called the grantor,

hereinafter called grantees, hereby grants, bargains, sells and conveys unto the said grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of said grantees, all of the following described real property with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, situated in the County of Klamath, State of Oregon, to-wit:

see attached Exhibit "A"

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

TO HAVE AND TO HOLD the above described and granted premises unto the said grantees, their assigns and the heirs of such survivor, forever; provided that the grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And the grantor above named hereby covenants to and with the above named grantees, their heirs and assigns, that grantor is lawfully seized in fee simple of said premises, that same are free from all encumbrances except those of record and apparent to the land

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 \$ none.

① However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ② (The sentence between the symbols ①, 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 5 day of March, 1992; if a corporate grantor, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Marilyn E. Patterson

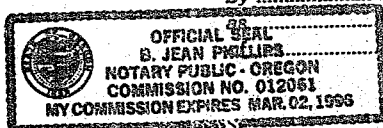
Marilyn Elizabeth Patterson

Marilyn Elizabeth Patterson

STATE OF OREGON, County of Klamath, ss. 5

This instrument was acknowledged before me on March 5, 1992,  
by Marilyn Elizabeth Patterson

This instrument was acknowledged before me on \_\_\_\_\_, 19\_\_\_\_,  
by \_\_\_\_\_



B. Jean Phillips  
Notary Public for Oregon  
My commission expires 3-2-96

|  |                    |
|--|--------------------|
| GRANTOR'S NAME AND ADDRESS   |                    |
| GRANTEE'S NAME AND ADDRESS   |                    |
| After recording return to:   |                    |
| <u>Marilyn Elizabeth Patterson and Roberta L. Silbernagel</u>                          |                    |
| <u>P.O. Box 14</u>   | <u>Silbernagel</u> |
| <u>Dairy, Oregon 97625</u>   |                    |
| NAME, ADDRESS, ZIP   |                    |
| Until a change is requested all tax statements shall be sent to the following address. |                    |
| <u>same as above</u>   |                    |
| 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 fee/file/instrument/microfilm/reception No. _____, |        |
| Record of Deeds of said county.  |        |
| Witness my hand and seal of County affixed.  |        |
| NAME   | TITLE  |
| By _____   | Deputy |

EXHIBIT A  
LEGAL DESCRIPTION

4587

A parcel of land situated in the SW 1/4 NW 1/4 of Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Commencing at the Northwest corner of the SW 1/4 NW 1/4 of Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian; thence Easterly along the North line of the SW 1/4 NW 1/4 of said Section 34, 218.63 feet to the point of beginning for this description; thence continuing along the North line of the SW 1/4 NW 1/4 of said Section 34, 212.18 feet; thence leaving said North line, South 11 degrees 32' 30" East, 370.24 feet to the point on the Northerly right of way line of State Highway No. 140; thence South 60 degrees 48' 50" West along said right of way line, 218.14 feet; thence leaving said right of way line North 11 degrees 32' 30" West, 478.80 feet to the point of beginning.

ALSO beginning at a point on the South line of the NE 1/2 NW 1/4 of Section 34, Township 38 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon, which is North 89 degrees 41' West 663 feet from the Southeast corner of said NE 1/4 NW 1/4, said point of beginning being the point of beginning of the tract of land conveyed to M. T. Michael and Willette W. Michael by Deed recorded in Volume 259, page 150 of Klamath County, Oregon Deed Records; thence North 89 degrees 41' West along the South line of said NE 1/4 NW 1/4 a distance of 100 feet; thence North and parallel to the West line of said tract conveyed to said Michaels by said deed recorded in Volume 259 at page 150 to the center line of the Horsefly Irrigation District Ditch; thence Northeasterly along the centerline of said ditch to the Easterly line of said tract conveyed to said Michaels by said deed above described; thence South along the said Easterly line of said tract conveyed to said Michaels by deed above described to the point of beginning, the tract herein conveyed being the Easterly 100 feet of said tract conveyed to said Michaels by deed above described.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 5th day  
of March A.D., 19 92 at 1:50 o'clock P. M., and duly recorded in Vol. M92,  
of Deeds on Page 4586.

FEE \$35.00

Evalyn Biehn County Clerk

By Pauline Muller