

1-1-74

WARRANTY DEED

Vol. M93 Page 1339

56551

KNOW ALL MEN BY THESE PRESENTS, That ALAN L. CAIN and DARLENE F. CAIN, husband and wife

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by CARSON S. KENDALL and SHARON A. KENDALL, husband and wife, hereinafter called 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: A portion of the NE 1/4 SE 1/4 of Section 2, Township 39, South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Beginning at a point which is 30 feet South and 279.75 feet West of the quarter corner common to Sections 1 and 2, said Township and Range; thence South 308.55 feet, more or less; thence North 70°19' West 74.97 feet; thence North 282.7 feet; thence East 70.55 feet to the point of beginning.

SAVING AND EXCEPTING THEREFROM that portion deeded by William Paul Swigart, et ux., et al., to State of Oregon, by and through its State Highway Commission by Deed recorded July 27, 1964, in Book 355 at page 9, Deed Records.

SUBJECT TO: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District; Regulations including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Recital in Deeds recorded in Book 114 at page 503, and in Book 355 at page 9, Deed Records.

(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

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 \$135,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole 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 23 day of August, 1983, 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.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

County of Klamath

August 25, 1983

Personally appeared the above named Alan L. Cain and Darlene F. Cain

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 8-5-87

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:

Alan L Cain  
Darlene F Cain

GRANTOR'S NAME AND ADDRESS

Carson S Kendall  
Sharon A Kendall

GRANTEE'S NAME AND ADDRESS

After recording return to:

Carson S & Sharon Kendall  
5708 S 6th Street  
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

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

Carson S & Sharon A Kendall  
5708 S 6th Street  
Klamath Falls, OR 97603

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath ) ss.

I certify that the within instrument was received for record on the 19th day of Jan., 1993, at 3:07 o'clock P.M., and recorded in book reel volume No. M93 on page 1339 or as document/fee/file/instrument/microfilm No. 56551. Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME TITLE

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

Fee \$30.00