

84121

07-11-94P03:28 RCVD

Vol 94 Page 21406

Att 941059
SPECIAL WARRANTY DEED

Until a change is requested, all
tax statements shall be sent to:

Norman E. Hatcher, Jr.
Ransom D. Smith
Don 780
Richard R. 97737

DON SEELYE and TULA MAE SEELYE, grantors, conveys and
specially warrant to BRANCEFORD V. DAVIDSON and WANDA J.
DAVIDSON, Grantees, the following described real property free of
encumbrances created or suffered by the Grantor except as
specifically set forth herein:

PARCEL I:

Lots 14, 15 and 16 in Block 3, Roberts River
Acres, according to the official plat thereof
on file in the office of the County Clerk of
Klamath County, Oregon.

PARCEL II:

Beginning at the most Southerly corner of Lot
7 Block 4 of Roberts River Acres, as platted
and filed in Volume 16, Sheet 1, Klamath
County Plat Records on December 14, 1964;
thence South $31^{\circ} 13'$ West a distance of 588.25
feet to the True Point of Beginning; thence
North $58^{\circ} 42'$ West a distance of 360.00 feet,
more or less, to the center of the Little
Deschutes River; thence Southwesterly along
the thread of said river to the East-West
centerline of Section 17, Township 24 South,
Range 9 East of the Willamette Meridian,
thence East along said East-West centerline a
distance of 1,000 feet, more or less, to the
Westerly right of way line of Kamloop Lane,
thence following said Westerly right of way
line as follows: North $31^{\circ} 18'$ East a
distance of 70.22 feet, thence East a distance
of 60.64 feet, thence North $24^{\circ} 42'$ East a
distance of 154.01 feet, thence North $31^{\circ} 18'$
East a distance of 117.03 feet to the True
Point of beginning, all in Klamath County,
Oregon.

SUBJECT TO:

1. Rights of the Federal Government, the State of Oregon, and the general public in any portion of the herein described premises lying below the high water line of the Little Deschutes River.

2. Reservations and restrictions in the dedication and on the plat of Roberts River acres.

3. Agreement and Declaration of Covenants and conditions, including the terms and provisions thereof, dated October 12, 1966, recorded November 2, 1966, in Volume M72 page 5442, Deed records of Klamath County, Oregon.

The true consideration for this conveyance is \$35,000.00.

DATED this 30th day of June, 1983.

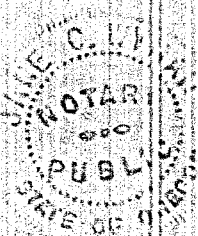
Donald Seelye
DONALD SEELYE

Tula Mae Seelye
TULA MAE SEELYE

STATE OF OREGON)

County of Deschutes ; ss.

Personally appeared the above named DONALD SEELYE and TULA MAE SEELYE, and acknowledged the foregoing instrument to be their voluntary act. Before me:



Jane C. Hyman
Notary Public for Oregon
My Commission Expires: 5-11-86

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co.
of July A.D., 19 84 at 3:28 o'clock P. M., and duly recorded in Vol. M94
of Deeds on Page 21406

FEE \$35.00

Return: Aspen Title Co.

Evelyn Biehn - County Clerk

By Pauline J. Henderson