

104-27-95P03:17 RCVD

WARRANTY DEED—TENANTS BY ENTIRETY

Volume 95 Page 3017

94173

KNOW ALL MEN BY THESE PRESENTS, That

WAYNE M. COLE

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by LEONARD R. PUTNAM and MARY JEAN PUTNAM, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

See Exhibit "A" attached hereto.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except reservations, restrictions, rights-of-way, easements of record and those apparent on 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 \$ 175,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which or describe below) XXX

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 7 day of January, 1980, 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)

WAYNE M. COLE

STATE OF OREGON,

County of Klamath

January 7, 19 80

Personally appeared the above named

WAYNE M. COLE

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

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon  
My commission expires 8 5 83

STATE OF OREGON, County of ) ss.

Personally appeared

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:

WAYNE M. COLE

Rt. 5, Box 923-D-A

Tingley Lane

Klamath Falls, OR 97601

LEONARD R. &amp; MARY JEAN PUTNAM

2704 Summers Lane

Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Leonard R. &amp; Mary Jean Putnam

P.O. Box 940

Klamath Falls, OR 97601

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

LEONARD R. &amp; MARY JEAN PUTNAM

same as above

Klamath Falls, OR 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 or as

file/reel number

Record of Deeds of said county.

Witness my hand and seal of County affixed.

By Recording Officer  
Deputy

EXHIBIT "A"  
 ADVERTISED SALE PARCEL  
 AREA "E" TRACT 4B  
 Revised 3/9/71

A tract of land in Sections Twenty-seven (27), Twenty-eight (28), Thirty-three (33) and Thirty-four (34), all of Township Thirty-nine (39) South, Range Nine (9) East, Willamette Meridian, County of Klamath, State of Oregon, having an area of 135 acres, more or less, more particularly described as follows:

The southwest quarter of the southwest quarter of the southwest quarter (SW $\frac{1}{4}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$ ) and the southwest quarter of the southeast quarter of the southwest quarter of the southwest quarter (SW $\frac{1}{4}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$ ) and the southwest quarter of the northwest quarter of the southwest quarter of the southwest quarter (SW $\frac{1}{4}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$ ) all of said Section 27 and the southeast quarter of the southeast quarter (SE $\frac{1}{4}$ SE $\frac{1}{4}$ ) of said Section 28 and the northeast quarter of the northeast quarter (NE $\frac{1}{4}$ NE $\frac{1}{4}$ ) of said Section 33 and the northwest quarter of the northwest quarter (NW $\frac{1}{4}$ NW $\frac{1}{4}$ ) of said Section 34.

But reserving to the United States of America the right and easement to use and occupy for the purpose of constructing, reconstructing, operating and maintaining 4 electric aircraft guidance beacons with necessary power and control wiring and appurtenances, a TV antenna pole and TV cable, and including access thereto on all that portion thereof lying within the following described property:

That portion of a parcel of land lying in the northwest quarter of the northwest quarter of Section 34, and the northeast quarter of the northeast quarter of Section 33 and the south half of the southeast quarter and the east half of the southwest quarter of Section 28, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a point South 23°22'39" East 1447.78 feet from the northwest corner of said Section 34, which point is on the north line of Kingsley Family Housing Annex; thence west 188.60 feet along the north line of said Family Housing Annex; thence North 11°00'25" West 118.15 feet; thence North 48°56'05" West 517.30 feet; thence North 39°00'28" West 714.33 feet; thence North 64°57'53" West 1286.30 feet; thence North 82°58'07" West 930.77 feet; thence North 63°51'11" West 857.78 feet; thence North 30°48'05" West 605.39 feet; thence North 43°41'53" West 622.41 feet; thence North 46°18'09" East 239.52 feet;

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thence South  $45^{\circ}39'34''$  East 737.72 feet; thence South  $36^{\circ}46'12''$  East 336.38 feet; thence South  $64^{\circ}47'53''$  East 2644.45 feet; thence North  $25^{\circ}12'07''$  East 90.00 feet; thence South  $64^{\circ}47'53''$  East 447.88 feet; thence North  $63^{\circ}50'04''$  East 32.04 feet; thence along a 50.00 radius curve to the right having a central angle of 180 degrees, and a length of 157.08 feet; thence South  $63^{\circ}50'04''$  West 108.63 feet; thence South  $39^{\circ}00'28''$  East 655.86 feet; thence South  $48^{\circ}56'05''$  East 464.37 feet; thence North  $27^{\circ}01'08''$  East 87.84 feet; thence along a 50.00 foot radius curve to the right having a central angle of 180 degrees, and a length of 157.08 feet; thence South  $27^{\circ}01'08''$  West 133.07 feet; thence South  $35^{\circ}43'27''$  East 176.56 feet to the point of beginning.

Said reservation having an area of 7.8 acres, more or less.

The bearings are referred to the State Plane coordinate system Oregon South Zone, with a correction factor of  $0^{\circ}51'58''$  to obtain true bearings.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

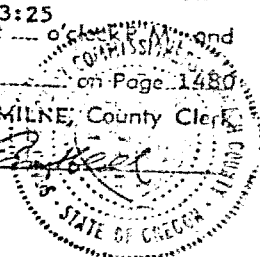
Filed for record at request of Beddoe, Henderson & Hamilton  
this 9th day of February A. D. 19 72 at 3:25 o'clock P.M. and  
duly recorded in Vol. M72, of Deeds on Page 1480

Fee \$16.00

By W. D. MILNE, County Clerk  
[Signature]

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D. V. I. ✓



Return to:-

Beddoe, Henderson & Hamilton  
296 Main St.

EXHIBIT "A"  
ADVERTISED SALE PARCEL  
AREA "E" TRACT 4A  
Revised 3/9/71

A tract of land in Section Twenty-eight (28), Township Thirty-nine (39) South, Range Nine (9) East, Willamette Base and Meridian, Klamath County, State of Oregon, having an area of 120 acres, more or less, and more particularly described as follows:

The northeast quarter of the southwest quarter ( $NE\frac{1}{4}SW\frac{1}{4}$ ) and the southeast quarter of the southwest quarter ( $SE\frac{1}{4}SW\frac{1}{4}$ ) and the southwest quarter of the southeast quarter ( $SW\frac{1}{4}SE\frac{1}{4}$ ) all of said Section 28.

But reserving to the United States of America the right and easement to use and occupy for the purpose of constructing, reconstructing, operating, and maintaining 4 electric aircraft guidance beacons with necessary power and control wiring and appurtenances, a TV antenna pole and TV cable, and including access thereto on all that portion thereof lying within the following described property:

That portion of a parcel of land lying in the northwest quarter of the northwest quarter ( $NW\frac{1}{4}NW\frac{1}{4}$ ) of Section 34, and the northeast quarter of the northeast quarter ( $NE\frac{1}{4}NE\frac{1}{4}$ ) of Section 33 and the south half of the southeast quarter and the east half of the southwest quarter of Section 28, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, State of Oregon, described as follows:

Beginning at a point South  $23^{\circ}22'39''$  East 1447.78 feet from the northwest corner of said Section 34, which point is on the north line of Kingsley Family Housing Annex; thence west 188.60 feet along the north line of said Family Housing Annex; thence North  $11^{\circ}00'25''$  West 118.15 feet; thence North  $48^{\circ}56'05''$  West 517.30 feet; thence North  $39^{\circ}00'28''$  West 714.33 feet; thence North  $64^{\circ}57'53''$  West 1286.30 feet; thence North  $82^{\circ}58'07''$  West 930.77 feet; thence North  $63^{\circ}51'11''$  West 857.78 feet; thence North  $30^{\circ}48'05''$  West 605.39 feet; thence North  $43^{\circ}41'53''$  West 622.41 feet; thence North  $46^{\circ}18'09''$  East 239.52 feet; thence South  $45^{\circ}39'34''$  East 737.72 feet; thence South  $36^{\circ}46'12''$  East 336.38 feet; thence South  $64^{\circ}47'53''$  East 2644.45 feet; thence North  $25^{\circ}12'07''$  East 90.00 feet; thence South  $64^{\circ}47'53''$  East 447.88 feet; thence North  $63^{\circ}50'04''$  East 32.04 feet; thence along a 50.00 foot radius curve to the right having a central angle of 180 degrees, and

*Edwin Attridge 3-10-71*

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a length of 157.08 feet; thence South 63°50'04" West 108.63 feet; thence South 39°00'28" East 655.86 feet; thence South 48°56'05" East 464.37 feet; thence North 27°01'08" East 87.84 feet; thence along a 50.00 foot radius curve to the right having a central angle of 180 degrees, and a length of 157.08 feet; thence South 27°01'08" West 133.07 feet; thence South 35°43'27" East 176.56 feet to the point of beginning.

Said reservation having an area of 20.6 acres, more or less

The bearings are referred to the State Plane coordinate system Oregon South Zone, with a correction factor of 0°51'58" to obtain true bearings.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

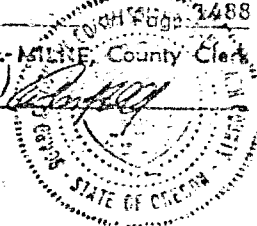
Filed for record at request of Beddoe, Henderson & Hamilton  
this 9th day of February A. D. 1972 at 3:25 clock PM, and  
duly recorded in Vol. M72, of Deeds Page 1488

Fee \$16.00

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By Wm D. Milne County Clerk



STATE OF OREGON,  
County of Klamath ss.

2 Filed for record at request of:

Klamath County Title Co  
on this 27th day of Jan A. D. 19 95  
at 3:17 o'clock P. M. and duly recorded  
in Vol. M95 of Deeds Page 2017  
Bernetha G. Letsch County Clerk

By Pauline Mullendore  
Deputy.

Fee. \$50.00

Return to:-  
Beddoe, Henderson & Hamilton  
296 Main St.