

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That WILLIAM M. WALDRIP and ANNA U. WALDRIP, husband and wife, hereinafter called the grantors, in consideration of Ten and more Dollars, to them paid by WALDRIP BROS. CO., an Oregon Corporation, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, all the following real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, bounded and described as follows, to wit:

Beginning at a point on the westerly right of way line of the County Road which is 20 feet south of the point of intersection of the Southerly right of way line of the Burlington Northern Railroad with the Westerly right of way line of the County Road; thence South along the Westerly right of way line of the County Road parallel to the East section line of section 6, Township 41 S., Range 11 East of W. M. a distance of 414 feet; thence West parallel to the Southerly right of way line of the Burlington Northern Railroad a distance of 207 feet; thence North parallel to the East section line of the said section 6, a distance of 414 feet; thence East along the Southerly right of way line of the Burlington Northern Railroad, a distance of 207 feet, more or less, to the point of beginning, all being in the Southeast  $\frac{1}{4}$  of the S. E.  $\frac{1}{4}$  of Section 6, Twp. 41 S., Range 11 E. W. M. in Klamath County, Oregon. All subject to contracts and/or liens for irrigation and/or drainage, easements and rights of way of record and those apparent on the land.

To Have and to Hold the above described and granted premises unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantors hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantors are lawfully seized in fee simple of the above granted premises, free from all encumbrances and that grantors will warrent and forever defend the above granted premises and every part and parcel thereof, against the lawful claims and demands of all persons whomsoever.

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS their hands (grantors) this 1<sup>ST</sup> day of December, 1995.

Return: S.T. Waldrip  
22022 Malone Road  
Merrill, OR 97633

William M. Waldrip  
Anna U. Waldrip

STATE OF OREGON     )  
                                      : ss.  
COUNTY OF KLAMATH )

On this 1<sup>st</sup> day of December 1995,

personally appeared the above named WILLIAM M. WALDRIP and ANNA U. WALDRIP, husband and wife, and acknowledged to me that they executed the within instrument freely and voluntarily.

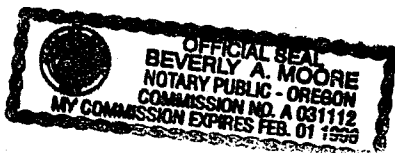
(SEAL)

Before me:

Beverly A. Moore  
Notary Public for Oregon

My Commission expires:

2/1/98



STATE OF OREGON,     ss.  
County of Klamath

Filed for record at request of:

Waldrip Bros. Company

on this 7th day of December A.D., 19 95  
at 1:35 o'clock P M. and duly recorded  
in Vol. M95 of Deeds Page 33480

Bernetha G. Letsch County Clerk

By

Annelle D. Zeller

Deputy.

Fee, \$30.00

330.00/6