

66698

T/11 AM-38-18394-3  
WARRANTY DEED (INDIVIDUAL)

Vol. 11 Page 10222

JOHN J. SPILLANE and PATRICIA A. SPILLANE, husband and wife  
 hereinafter called grantor, convey to  
CRAIG W. HAYS and PEGGY D. HAYS, husband and wife  
 all that real property situated in the County  
 of Klamath, State of Oregon, described as:

That portion of the NW $\frac{1}{4}$ SE $\frac{1}{4}$  and of the NE $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 33,  
 Township 40 South, Range 10 East of the Willamette Meridian,  
 lying South of the U.S.R.S. "C" Canal.  
 EXCEPTING THEREFROM  
 Beginning at the intersection of the West boundary of the SE $\frac{1}{4}$   
 of said Section 33 and the South boundary of the U.S.R.S. "C"  
 Canal; thence South along said West boundary 296.0 feet; thence  
 South 88° 26' East, along an existing fence line, 416.2 feet;  
 thence leaving said fence, North 72° 18' East 591 feet, more or  
 less, to the South boundary of the U.S.R.S. "C" Canal; thence  
 Northwesterly along said canal boundary to the point of beginning.  
 ALSO EXCEPTING that part of the above described tract lying  
 within county road.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except  
SEE ATTACHED EXHIBIT "A"

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 75,000.00

Dated this 3rd day of May, 1979

*John J. Spillane*  
*Patricia A. Spillane*

STATE OF OREGON, County of Klamath ) ss.

On this 3rd day of May, 1979 personally appeared the above named  
John J. Spillane and Patricia A. Spillane and acknowledged the foregoing  
 instrument to be their voluntary act and deed.



Before me:

*Barbara L. Hollinger*  
 Notary Public for Oregon  
 My commission expires: 3-22-81

- The dollar amount should include cash plus all encumbrances existing against the property to which the property remains subject or which the purchaser agrees to pay or assume.
- If consideration includes other property or value, add the following: "However, the actual consideration consists of or includes other property or value given or promised which is part of the/the whole consideration." (Indicate which)

# WARRANTY DEED (INDIVIDUAL)

TO  
 \_\_\_\_\_  
 \_\_\_\_\_

After Recording Return to:  
 Mr. & Mrs. David W. Hays  
 Rt. 1, Box 634 - Blossburg Road  
MERZIE, OREGON 97633  
TALES, DEPT. 8 U.S. AFFAIRS  
1225 FERRY ST. SE  
SALEM, OREGON 97630

## 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 \_\_\_\_\_ Records of Deeds of said County.

Witness my hand and seal of County affixed.

By \_\_\_\_\_

Title \_\_\_\_\_  
 Deputy \_\_\_\_\_

RECEIVED MAY

SUBJECT TO:

10223

1. The rights of the public in and to that portion of the above described land within the limits of roads and highways.
2. An easement created by instrument, including the terms and provisions thereof,  
Dated : May 19, 1941  
Recorded : August 1, 1942 Book: 149 Page: 77  
In Favor Of : Pacific Telephone and Telegraph Co.  
For : Poles and anchors across the NE 1/4 of Sec. 24.
3. Reservations of all the coal and minerals, including the terms and provisions thereof, as disclosed by instrument,  
Dated : October 5, 1945  
Recorded : January 14, 1946 Book: 184 Page: 133  
Reserved By : State of Oregon.  
(Affects the SE 1/4 Sec. 13.)
4. An easement created by instrument, including the terms and provisions thereof,  
Dated : October 26, 1957  
Recorded : April 15, 1958 Book: 12 Page: 510 & 511  
In Favor Of : Columbia Utilities Co., an Oregon Corporation.  
For : Phone poles and lines.
5. An easement created by instrument, including the terms and provisions thereof,  
Dated : April 3, 1961  
Recorded : April 10, 1961 Book: 328 Page: 443  
In Favor Of : Pacific Gas Transmission Co., a California Corporation.  
For : Roadway to microwave station.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co

this 4th day of May A. D. 1979 at 2:23 o'clock PM, on

being recorded in Vol. 179 of Deeds on Page 10222

Fee \$6.00

We D. MILNE County Clerk  
By Bernetha G. Letcher

STATE OF OREGON; COUNTY OF KLAMATH: ss.

Filed for record at request of Richard Fairclough the 14th day  
of June A.D. 1996 at 9:15 o'clock A. M., and duly recorded in Vol. M96  
of County Lien Docket on Page 17739

FEE \$15.00

Bernetha G. Letcher, County Clerk  
By Lynette M. M. M.

NOTICE IS HEREBY GIVEN that Klamath Basin Improvement District (KBID), 6640 KID Lane, Klamath Falls, Oregon 97603, claims a lien pursuant to ORS 545.494 against that real property situated in Klamath County, Oregon, more particularly described on the instrument recorded in Vol. M85 at page 5972 of the records of the Clerk of Klamath County, Oregon, a copy of which is attached hereto. The property is contained in Klamath County Assessor's Lot No. 3910-3200-00402.

The lien is claimed for past due water delivery charges and delinquent assessments owed to KBID as follows:

1995-96 Water year	\$ 72.76
1994-95 Water year	1.00
1993-94 Water year	
1992-93 Water year	
1991-92 Water year	
1990-91 Water year	
1989-90 Water year	

Water years prior to 1989	
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Interest due to June 15, 1996	8.27
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Lien preparation and recording fee:	100.00
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TOTAL CLAIMED:	\$ 182.03
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Interest on the above charges accrues at the rate of 18.0% per annum from June 15, 96 until paid.

The name of the water user to whom water was delivered or was delivered is:  
David L. and Rhonda Antley  
9508 Hill Road  
Klamath Falls, Oregon 97603

DATED:

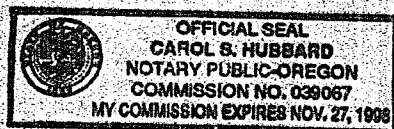
STATE OF OREGON                     ]  
  ] ss.  
County of Klamath                   ]

I, CINDY L. CHERRY, being first duly sworn, say that I have am the Secretary of Klamath Basin Improvement District, that I know the contents of the foregoing Notice of Claim of Lien and that the statements and claims made therein are in all respects correct and true, as I verily believe.

KLAMATH BASIN IMPROVEMENT DISTRICT

BY: Cindy L. Cherry  
Secretary

SUBSCRIBED AND SWORN to before me this 29<sup>th</sup> day of May, 1996.



Carol S. Hubbard  
Notary Public of Oregon  
My Commission expires: 11-27-98  
280 MAIN STREET  
KLAMATH FALLS, OR 97601

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