14343

M-67 3874

File 40722

WARRANTY DEED

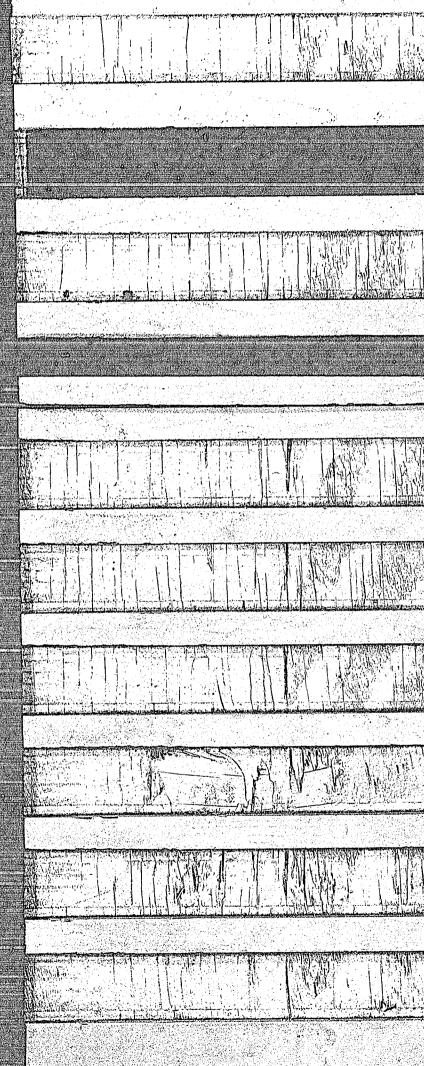
(Individual)

Know All Men by These Presents, That I, May E, Phinney, a single woman,
grantor, for the consideration of
the sum of Four Hundred and No/100 (\$400.00) DOLLARS
tome paid, have bargained and sold and by these presents do bargain, sell and convey
unto the STATE OF OREGON, by and through its STATE HIGHWAY COMMISSION, the following described
premises, to wit:
PARCEL 1
Lot 12 of Block 6, RIVERVIEW, Klamath County, Oregon, containing 9,684 square feet.
A parcel of land lying in Lot 1, Block 7, RIVERVIEW, Klamath County, Oregon; the said parcel being that portion of said Lot 1 included in a strip of land 170 feet in width, lying on the Westerly side of the center line of the The Dalles-California Highway as said highway has been relocated, which center line is described as follows:
Beginning at Engineer's center line Station 173+89.60, said station being 3064.47 feet North and 2316.65 feet East of the Southwest corner of Section 5, Township 39 South, Range 9 East, W. M.; thence South 28° 36' 30" West, 5610.4 feet to Engineer's center line Station 230+00.
(Bearings used herein are based upon the Oregon Co-ordinate System, South Zone.)
The parcel of land to which this description applies contains 0.05 acre, more or less.
As a part of the consideration hereinabove stated, there is also bargained, sold, conveyed and relinquished to the Grantee all existing, future or potential common law or statutory abutter's easements of access between the right of way of the public way identified as the relocated The Dalles-California Highway and all of the Grantor's

Grantee shall either construct a public frontage road or provide some other access road on the Westerly side of the highway, and the Grantor, her heirs and assigns, shall be entitled to reasonable access to the said road for any purpose, upon application filed with the State pursuant to applicable statutes and regulations. Said road shall be connected to the main highway or to other public ways only at such places as the Grantee may select.

It is expressly intended that the covenants, burdens, restrictions and reservations contained herein shall run with the land and shall forever bind the Grantor, her heirs and assigns.

tk/ba



28

3875 TO HAVE AND TO HOLD the said premises with their appurtenances, in fee simple, unto the said State of Oregon, by and through its State Highway Commission, its successors and assigns forever. through its State Highway Commission, its successors and assigns, that in fee simple of said premises; that they are free from all encumbrances . will warrant and defend the same from all lawful claims whatsoever. . have hereunto set IN WITNESS WHEREOF, , 19.67. this19th.... day of Done in presence of: [SEAL] [SEAL] Deed Werroniy STATE OF OREGON, KLAMATH County of . ., 19.67, personally came before me, On this 19th day of . May E. Phinney, a single a Notary Public in and for said county and state, the within named ... to me personally known to be the identical person.... described in and who executed the within instrument, and who call personally acknowledged to me that a he.... executed the same freely and voluntarily for the uses and purposes therein named. Witness my hand and official seal the day and year last above written.

