

16145

M-67

6169

File 40708

# **WARRANTY DEED** (Individual)

**Know All Men by These Presents,** That we Heinz Neuman and Pearl Neuman,  
husband and wife, ..... grantor, s., for the consideration of  
the sum of One Thousand Seven Hundred Fifty and No/100 (\$1,750.00) ----- DOLLARS  
to ..... us ..... 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

A parcel of land lying in the NW $\frac{1}{4}$  of Section 5, Township 39 South, Range 9 East, W.M., Klamath County, Oregon, and being a portion of that property described in that deed to Heinz and Pearl Neuman, recorded in Book M-66, Page 6464 of Klamath County Record of Deeds; the said parcel being that portion of said property included in a strip of land variable 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 166+03.33, said station being 3796.80 feet North and 2631.72 feet East of the Southwest corner of said Section 5; thence on a spiral curve right (the long chord of which bears South 23° 16' 43" West) 800 feet to Engineer's center line Station 174+03.33 Back equals 173+89.60 Ahead; thence South 28° 36' 30" West, 610.40 feet to Engineer's center line Station 180+00.

The widths in feet of the strip of land above referred to are as follows:

Station	to Station	Width on Westerly Side of Center Line
166+03.33	170+00	170 in a straight line to 270
170+00	174+03.33 Bk=	270
	173+89.60 Ah	
174+03.33 Bk=		270 taper to 180
173+89.60 Ah	176+50	



Bearings used herein are based upon the Oregon Co-ordinate System, South Zone.

The parcel of land to which this description applies contains 0.27 acre, more or less.

## PARCEL 2

A parcel of land lying in the NW $\frac{1}{4}$  of Section 5, Township 39 South, Range 9 East, W.M., Klamath County, Oregon, and being a portion of that property described in that deed to Heinz and Pearl Neuman, recorded in Book M-66, Page 6464 of Klamath County Record of Deeds; the said parcel being that portion of said property lying Westerly of Parcel 1 and Easterly of a line which is parallel to and 50 feet Westerly of the center line of Riverside Street as said street has been relocated, which center line is described as follows:

Beginning at Engineer's center line Station "R" 12+50, said station being 3774.10 feet North and 2264.22 feet East of the Southwest corner of said Section 5; thence on a 716.20 foot radius curve right (the long chord of which bears South 1° 41' 30" West) 251.25 feet; thence on a spiral curve right (the long chord of which bears South 13° 52' 30" West) 80 feet; thence South 14° 56' 30" West, 48.20 feet; thence on a spiral curve left (the long chord of which bears South 8° 56' 48" West) 120 feet to Engineer's center line Station "R" 17+49.45.

Bearings used herein are based upon the Oregon Co-ordinate System, South Zone.

The parcel of land to which this description applies contains 0.14 acre, more or less.

## PARCEL 3

A parcel of land lying in the NW $\frac{1}{4}$  of Section 5, Township 39 South, Range 9 East, W.M., Klamath County, Oregon, and being that property described in that certain deed to Heinz and Pearl Neuman, recorded in Book M-66, Page 6464 of Klamath County Record of Deeds.



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EXCEPT therefrom Parcels 1 and 2 leaving a net area of 0.5 acre, more or less.

ba/14

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.

And ..... we ..... the said grantor.s. do hereby covenant to and with the said State of Oregon, by and through its State Highway Commission, its successors and assigns, that ..... we are ..... the owner.s. in fee simple of said premises; that they are free from all encumbrances

and that ..... we ..... will warrant and defend the same from all lawful claims whatsoever.

IN WITNESS WHEREOF, ..... we ..... have hereunto set ..... our ..... hand.s. and seal.s. this 4th day of August, 1967.  
Done in presence of:

*Heinz Neuman* [SEAL]  
*Pearl Neuman* [SEAL]

Form 513-34-10-53		<b>Warranty Deed</b> (Individual)		FROM		Heinz Neuman et ux		TO		STATE OF OREGON BY AND THROUGH ITS STATE HIGHWAY COMMISSION		STATE OF OREGON, County of Klamath } ss.		I certify that the within was received at 10:11 o'clock A.M. on the 9 day of August, 1967, and duly recorded by me in Klamath County Records, Book of Deeds, Volume M-67, Page 6169		By <i>Dorothy Rogers</i> County Clerk or her order Fee \$8.00 Collect		Return to OREGON STATE HIGHWAY COMMISSION Salem, Oregon		State Printing 7613	
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STATE OF OREGON,  
County of Lincoln } ss.  
On this 4th day of August, 1967, personally came before me,  
a Notary Public in and for said county and state, the within named Heinz Neuman  
and Pearl Neuman, his wife,  
to me personally known to be the identical person.s described in and who executed the within instrument,  
and who each personally acknowledged to me that t.he.x. 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.

*Notary Public for Oregon*  
My commission expires March 31, 1971.