13481	WARRANTY DEED (Individual or Con	porate): MTC 8/2	the second s	STEVENS-NESS LAW PUBLISHING CO.	
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hereinafter	called the grantor, for th	e consideration bergingt		tor paid by JOHN H. Z	• • • • • • • • • • • • • • • • • • •
the grantee	, does hereby grant har	dain coll and		, her	reinafter ca
assigns, tha pertaining	t certain real property, w situated in the County of		litaments and ap	nee and grantee's heirs, purtenances thereunto be	successors
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with an - due	undivided 1/80ths	interest in and to	the followin	ording to the offic ath County, Oregon, g described propert	TOGETHE
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grantor is la	wfully seized in fee simp	To of the the	grantee and gran	tee's heirs, successors and	assigns, t
as of the	e date of this deed	ate of this deed a	ind those appa	n all encumbrances exc rent upon the land,	, if any,
grantor will	warrant and forever def	nd the solid			and ti
and demand	s of all persons whomso	ever, except those claim	id every part and ing under the abo	parcel thereof against the ve described encumbrance	lawful clai
	the actual-consideration	consistent for this tran	ister, stated in ter	ms of dollars, is \$ 6,000	2.00
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if a corporat	e grantor, it has caused i	ts name to be sidned on		day of	
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(If executed by a ce offix corporate seal	rporation,		Jack T. Ja	mar	
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2. Reservations as contained in Deed from United States of America to Henry G. Wolff, recorded in Volume 326, page 589, Records of Klamath County, Oregon, as follows: "Title to the above-sescribed property is conveyed subject to any existing easements for public roads and highways, for public utilities, and for railroads and ipe lines and for any other easements or rights of way of record. All subsurface rights except water, are hereby reserved in trust for Vernie Lee Wilson

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Reservations and restrictions as contained in plat dedication, to wit: "1. Building set-back lines as shown on the annexed plat. 2. A 16 foot public utilities easement centered on all back and side lot lines for the purpose of constructing and maintaining said public utilities with any fences or planting to be placed thereon at the lot owners risk. 3. One foot street plugs and reserve strip as shown on the annexed plat to be dedicated to Klamath County and later released by resolution of the County Commissioners when the adjoining property is properly developed. 4. All sanitary facilities subject to the approval of the County Sanitarian. 5. Vehicular access rights to Williamson River-Chiloquin State Highway is vacated in Lots 1 thru 3 of Block 1. 6. Any existing roads not shown on the annexed plat are hereby vacated. 7. Any Deed restrictions or covenants that are on file in the Klamath County Clerk's office. 8. All easements and reservations of record." tiets dury

4. Declaration of Conditions and Restrictions, including the terms and provisions thereof, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument recorded August 17, 1971 in Volume M71, page 8617, Microfilm Records of Klamath County, Oregon.

5. Rights of the public in and to any protion of the herein described premises lying within the limits of streets, roads or highways.

medanation has ease which in moniture it will be used and using the 6. Rights of the public and of governmental bodies in and to any portion of the herein described premises lying below the high water mark of the Williamson River.

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