

DWIGHT G. HULSE

STANLEY E. WILLIAMS and ADRIENNE P. WILLIAMS, hereinafter called grantor, convey(s) to husband and wife

of Klamath, State of Oregon, described as: all that real property situated in the County

Lot 18, Block 5, LATAKOMIE SHORES, in the County of Klamath, State of Oregon.

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.

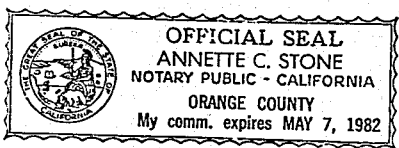
The true and actual consideration for this transfer is \$ 4,500.00 \*

Dated this 30th day of July, 1981

X Dwight G. Hulse

CALIFORNIA  
STATE OF OREGON, County of ORANGE ss.

On this 11th day of July, 1981 personally appeared the above named Dwight G. Hulse and acknowledged the foregoing instrument to be his voluntary act and deed.



Before me:

Annette C. Stone

Notary Public for Oregon CALIFORNIA

My commission expires: MAY 7, 1982

- \* 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:

Tax Statements to:  
Mr. & Mrs. Stanley E. Williams  
Star Rt. 1, Box 101  
Chiloquin, Oregon

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

1. Right of way, 50 feet in width, including the terms and provisions thereof, granted The California Oregon Power Company, by instrument dated August 1, 1939, recorded September 27, 1939, in Deed Volume 124 at page 516. Across Governments Lots 21 and 24.
2. Right of way 10 feet in width along North line of Government Lot 21 for pole line, including the terms and provisions thereof, granted The California Oregon Power Company, by instrument dated December 8, 1946, recorded January 3, 1947 in Deed Volume 200 at page 361.
3. Agreement for control of water level of lake, including the terms and provisions thereof, between Joseph Kirk, et ux, and The California Oregon Power Company, dated April 27, 1925, recorded May 11, 1925, in Deed Volume 65 at page 562. Affects Government Lots 21, 22, 23 and 24, Sec 7, Twp 35 S, R 7 EWM
4. Agreement, including the terms and provisions thereof, by and between Milton F. Van Voorhis and Mildred F. Van Voorhis, husband and wife, grantors and Hugh Knight, grantee, a right of access to Agency Lake for recreational purposes for the lifetime of Hugh Knight, recorded May 17, 1967, in M-67 at page 3687.
5. Conditions and restrictions, terms and provisions thereof, as set forth in M-67 at page 7040, recorded September 11, 1967 and as amended in M-68 at page 3136, and as amended in M-68 at page 8257.
6. Articles of Incorporation of Latakomie Shores Beach Club, Inc., including the terms and provisions thereof, recorded April 16, 1968, in Book M-68 at page 2934, provided that each lot owner is entitled to certain privileges and benefits of said corporation.
7. Right of Way of California Oregon Power Company and agreement for control of water level of Upper Klamath Lake as disclosed by instrument recorded December 13, 1957 in Volume 296 at page 463.
8. The well, pump, pumphouse and facilities, all water mains and hydrants located in the dedicated streets of Latakomie Shores was deeded by deed, recorded September 12, 1968, in M-68 at page 8254 to Latakomie Shores Beach Club, Inc., a non-profit Oregon corporation.
9. Restrictions, building set-back lines and utility easements as set forth on the Plat and in the Dedication of Latakomie Shores.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.this 24th day of August A.D. 19 81 at 10:50 clock A.M., andJuly recorded in Vol. M81, of Deeds on Page 5059.

EVELYN BIENN, County Clerk

By Bernetha J. Letach

Fee \$7.00