

WARRANTY DEED

LAWRENCE W. PIQUETTE and YVONNE M. PIQUETTE, husband and wife, GRANTORS, convey and warrant to CECIL O. TUCKER and NORMA R. TUCKER, husband and wife, GRANTEES, the following described property free of encumbrances, except as specifically set forth herein.

S1/2 NW1/4 NW1/4 NW1/4 of Section 19, Township 25 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, also known as Lot 25 of Land Partition recorded in Volume M75, Page 16262, Microfilm Records of Klamath County, Oregon.

Subject to reservations as contained in Deed recorded in Volume 142, Page 363, Records of Klamath County, Oregon, as follows: "Excepting, however, any existing rights of way for public utilities, highways, roads and the like."

Subject to rights of the public in and to any portion of said premises lying within the limits of streets, roads or highways.

Subject to limited access provisions contained in Deed to the State of Oregon, by and through its State Highway Commission recorded January 5, 1956, in Volume 280, Page 267, Deed Records of Klamath County, Oregon, which provides that no right or easement of right of access to, from or across the Highway other than expressly therein provided for shall attach to the abutting property. Said deed provides for access 25 feet wide opposite Highway Engineer's Station 295 + 00 on the Easterly and Westerly line of the Highway, the purpose of said access to be for: Development, harvesting, and transportation of forest products of the Grantors remaining land, only.

Subject to easement for road purposes over the Easterly 30 feet of the herein described property as shown on Map of Land Partition recorded December 29, 1975, in Volume M75, Page 16262, Microfilm Records of Klamath County, Oregon.

Subject to recital on the Map of Land Partition recorded December 29, 1975, in Volume M75, Page 16262, Microfilm Records of Klamath County, Oregon, to-wit: "The subdivided and/or developer has submitted no plans or specifications for either a community sewage system or central water supply system nor has he expressed plans to construct or provide the facilities. Current Klamath County Ordinances do not require central sewage collection/treatment facilities nor central water supply systems on subdivisions with lot sizes as contained in this tract. Individual wells and septic tank/drainfields to be provided by lot purchasers are not allowable under current Klamath County Ordinances. Individual septic tanks and drainfields are subject to approval by the Oregon Department of Environmental Quality."

Subject to easements, reservations and restrictions of record.

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Card 8

The said property is free from all encumbrances except as above stated.

The true consideration for this conveyance is \$10,000.00.

Dated this 29 day of March, 1979.

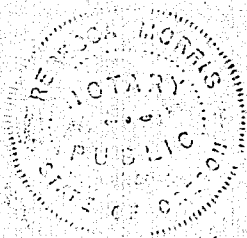
Lawrence W. Piquette
Lawrence W. Piquette

Yvonne M. Piquette
Yvonne M. Piquette

STATE OF OREGON)
) ss.
County of Lane)

On this 29 day of March, 1979, personally appeared the above named LAWRENCE W. PIQUETTE and YVONNE M. PIQUETTE, Husband and Wife, and acknowledged the foregoing instrument to be their voluntary act and deed. Before me:

Roberta Morris
Notary Public for Oregon
My Commission expires: 8-6-82



STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Fred Tucker
this 15 day of March A.D. 1982 at 12:45 o'clock P M., and
duly recorded in Vol. M 82 of Deeds on Page 3197
Fee \$8.00

EVELYN DIEHM, County Clerk
By Evelyn Diehm

Grantees Address: _____

Ret. Fred Tucker
2236 ss 6 M