

19161

CLERK OF COUNTY DIVISION
 1000 N. W. 10th St.
 SEASIDE, OREGON 97138

Vol 1783 Page 391

Highway Division
 File 13551-B
 1R-2-1717
 6B-14-9

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That PAUL and ROBERT WAMPLER, INC., an Oregon corporation, Grantor, for and in exchange of the release of those certain easement rights, for material source purposes over Grantor's remaining property consisting of 19.5 acres, more or less, evidenced by that certain certificate, recorded in Volume 311, Page 186, Klamath County Deed Records, does hereby convey unto the STATE OF OREGON, by and through its DEPARTMENT OF TRANSPORTATION, Highway Division, Grantee, the following described property, to wit:

A parcel of land lying in the NE $\frac{1}{4}$ of Section 21, Township 34 South, Range 7 East, W.M., Klamath County, Oregon; the said parcel being described as follows:

Beginning at the intersection of the North line of said Section 21 with the Westerly line of the The Dalles-California Highway, said point being opposite and 50 feet Westerly of Engineer's Station 2952+85.6 on the center line of said highway, said intersection also being North 89° 38' 45" West 468.2 feet from the Northeast corner of said Section 21; thence North 89° 38' 45" West along the North line of said Section 21, a distance of 300 feet; thence South 1° 56' 30" West parallel with the Westerly line of said highway 400 feet; thence South 89° 38' 45" East parallel with the North line of said Section 21, a distance of 270 feet; thence South 1° 56' 30" West 713.57 feet; thence South 88° 03' 30" East 30 feet to the Westerly line of said highway; thence North 1° 56' 30" East along said Westerly line 1114.4 feet to the point of beginning.

The parcel of land to which this description applies contains 3.24 acres, more or less.

Also for the above stated consideration, there is hereby conveyed to Grantee all existing, future or potential common law or statutory abutter's easements of access between the above described parcel and all of Grantor's remaining real property, EXCEPT, however,

Reserving for service of Grantor's remaining property, access rights to and from said remaining property to the abutting highway right of way at the following place and in the following width:

Hwy. Engr's Sta.	Side of Hwy.	Width	Purpose
2963+55	Westerly	50'	Unrestricted

And Grantor does hereby covenant to and with Grantee, its successors and assigns, that it is the owner in fee simple of said property which is free from all encumbrances and will warrant and defend the same from all lawful claims whatsoever.

Dated this 2nd day of December, 1982.

PAUL and ROBERT WAMPLER, INC.
 an Oregon corporation

By Robert M. Wampler
 President

By Paul M. Wampler
 Secretary

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STATE OF OREGON, County of Klamath
Dec. 2, 1982. Personally appeared Robert M. Wampler and
Alice M. Wampler, who, being sworn, stated that they are the
President and Secretary of Paul and Robert Wampler, Inc., an Oregon corporation, and
that this instrument was voluntarily signed in behalf of the corporation by authority
of its Board of Directors. Before me:



Jane D. Dineen
Notary Public for Oregon

My Commission expires 12/14/83

7-22-82
Page 2 - WD
sb/ed

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record
this 10 day of Jan A. D. 19 83 at 9:54 o'clock A. M.,
duly recorded in Vol. M83, of Deeds on Page 391.

Fee \$8.00

EVELYN BIEHN, County Clerk
By Joyce M. Elmer