

MC 12616

26541

-WARRANTY DEED-

Vol. 183 Page 12831

SHAMROCK DEVELOPMENT COMPANY, an Oregon corporation, Grantor, conveys and warrants to GARY WHITTLE AND SANDRA J. WHITTLE HUSBAND AND WIFE, Grantees, as to an undivided one-half interest, and to SOUTH VALLEY STATE BANK, an Oregon Banking Corporation, Grantee, as to an undivided one-half interest, the following described real property situate in Klamath County, Oregon, to-wit:

Lots 13, 14, 15, 16, 17 and 18 in Block 5, SECOND HOT SPRINGS ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

ALSO, Lot 21 and a portion of Lot 22 all in Block 5, SECOND HOT SPRINGS ADDITION to Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a three-fourths inch iron pin on the most Easterly corner of said Lot 22, said point being on the intersection of Spring Street and Esplanade Avenue; thence South 25°52' West along the Easterly line of said Lots 22 and 21 a distance of 67.80 feet to a one-half inch iron pin on the Southeast corner of said Lot 21; thence North 64°03' West along the Southerly line of said Lot 21 a distance of 111.19 feet to a concrete nail on the Southwesterly corner of said Lot 21; thence North 29°34' East along the Westerly line of said Lots 21 and 22 a distance of 44.22 feet to a point that is South 29°34' West a distance of 85.78 feet from the one-half inch iron pin marking the most Northerly corner of said Lot 22, said point also being 1.0 feet Southeasterly measured at right angles from an existing steel fence; thence North 56°56' East a distance of 76.18 feet to a point on the Northerly line of said Lot 22, said point being 1.4 feet Southeasterly, measured at right angles from an existing steel fence; thence South 33°04' East along the Northerly line of said Lot 22 a distance of 80.57 feet to the point of beginning.

SUBJECT TO AND EXCEPTING:

Reservations, restrictions, easements, rights of way of record and those apparent upon the land.

The true and actual consideration for this transfer is Two Hundred Fourteen Thousand Five Hundred Seventy-Two and 65/100ths (\$214,572.65) DOLLARS.

WILLIAM P. BRANDSNESS
A PROFESSIONAL CORPORATION
ATTORNEY AT LAW
411 PINE STREET
KLAMATH FALLS, OREGON 97601
1. WARRANTY DEED

83 AUG 1 AM 8 36

12832

Until a change is requested, all tax statements shall be mailed to Grantees at: No Change

DATED this 3rd day of August, 1983.

SHAMROCK DEVELOPMENT COMPANY,
an Oregon corporation

By: Robert J. Mullen
President

STATE OF OREGON)
County of Klamath) ss.

Personally appeared the above-named ROBERT J. MULLEN, who, being sworn, stated that he is President of SHAMROCK DEVELOPMENT COMPANY, and that said instrument was signed on behalf of said corporation by authority of its Board of Directors; and he acknowledged said instrument to be its voluntary act. Before me:

Linda Stelle
Notary Public for Oregon
My Commission expires: 7/13/85

Return: MTC

STATE OF OREGON,)
County of Klamath)
Filed for record at request of

on this 4th day of AUG A.D. 19 83
at 8:36 o'clock A M and duly
recorded in Vol. M83 of DEEDS
page 12831

EVELYN BIEHN, County Clerk

By: [Signature] Deputy
Fee 8.00

WILLIAM P. BRANDSNESS
A PROFESSIONAL CORPORATION
ATTORNEY AT LAW
411 PINE STREET
KLAMATH FALLS, OREGON 97601
2. WARRANTY DEED