

ROBERT K. RUSSELL and WANDA RUSSELL, husband and wife
EDWARD JARECKI and MARY PHILOMENA JARECKI, husband and wife
of Klamath, State of Oregon, described as: all that real property situated in the County

SEE ATTACHED EXHIBIT "A"

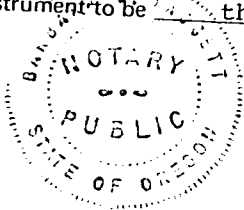
and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
SEE ATTACHED EXHIBIT "A"
and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.
The true and actual consideration for this transfer is \$ 75,000.00 .

Dated this 26th day of August, 19 83.

[Signatures of Robert K. Russell and Wanda Russell]

STATE OF OREGON, County of Tillamook) ss.

On the 1 day of August September, 19 83
Robert K. Russell and Wanda Russell personally appeared the above named
instrument to be their voluntary act and deed. and acknowledged the foregoing



Before me:

Barbara J. Daggett

Notary Public for Oregon

My commission expires: 5-20-87

- * 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. Edward Jarecki
2451 Lakeshore Drive
Klamath Falls, Or. 97601

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.

[Signature] Title
By Deputy

EXHIBIT "A"

The following described Parcels of real property situate in Section 23, Township 38 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being portions of Lots 26 and 27, LAKEWOOD HEIGHTS:

PARCEL 1

Beginning at an iron pin on the Westerly right of way line of Secondary Highway No. 421 which lies South 34° 07' East a distance of 85 feet from the iron pin which marks the most Northerly corner of Lot 26, LAKEWOOD HEIGHTS, and running thence: Continuing South 34° 07' East along the Westerly right of way line of Secondary Highway No. 421 a distance of 74.4 feet to an iron pin; thence following the arc of a 15° 06' curve to the right a distance of 10.2 feet to an iron pin; thence South 60° 10' West along the line between Lots 26 and 27 of LAKEWOOD HEIGHTS a distance of 95.1 feet to an iron pin; thence North 52° 32' West a distance of 85.7 feet to an iron pin; thence North 58° 27' East a distance of 118.6 feet, more or less, to the point of beginning, said tract being a portion of Lot 26 LAKEWOOD HEIGHTS.

PARCEL 2

Beginning at an iron pin on the Westerly right of way line of Secondary Highway No. 421 which marks the corner common to Lots 26 and 27 of LAKEWOOD HEIGHTS and running thence: Following the Westerly right of way line of Secondary Highway No. 421 in a Southerly direction along the arc of a 15° 06' curve to the right a distance of 74.6 feet to an iron pin; thence South 59° 35' West a distance of 82.1 feet to an iron pin; thence North 35° 28' West a distance of 66.9 feet to an iron pin on the line between Lots 26 and 27, LAKEWOOD HEIGHTS; thence North 60° 10' East along the line between Lots 26 and 27 a distance of 95.1 feet, more or less, to the point of beginning, said tract being a portion of Lot 27, LAKEWOOD HEIGHTS.

PARCEL 3

Beginning at an iron pin on the Westerly right of way line of Secondary Highway No. 421 which iron pin is also the most Northerly corner of Lot 26, LAKEWOOD HEIGHTS, and running thence: South 34° 07' East along the Westerly right of way line of Secondary Highway No. 421 a distance of 85 feet to an iron pin; thence South 58° 27' West a distance of 118.6 feet to an iron pin; thence North 52° 32' West a distance of 35 feet to an iron pin; thence North 14° 50' East a distance of 66 feet to an iron pin; thence North 55° 21' East a distance of 80 feet, more or less, to the point of beginning, said tract being a portion of Lot 26 LAKEWOOD HEIGHTS.

SUBJECT TO:

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Lakewood Heights District Improvement Company.

2. Restrictions, set back provisions and utility easements as delineated on the recorded plat, but omitting restrictions, if any, based on race, color, religion or national origin.

3. Covenants, easements and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,

Recorded : November 10, 1938 Book: 118 Page: 475

Amended by agreement, including the terms and provisions thereof,

Recorded : December 30, 1938 Book: 119 Page: 410

Further amended by agreement, including the terms and provisions thereof,

Recorded : May 28, 1941 Book: 138 Page: 257

4. An easement created by instrument, including the terms and provisions thereof,

Dated : July 13, 1925

Recorded : September 9, 1925 Book: 68 Page: 281

In favor of : The California Oregon Power Company

For : The erection and maintenance of power lines over all of Section 23, Township 38 South, Range 8 East of the Willamette Meridian.

(Said document does not give specific location of easement)

5. Trust Deed, including the terms and provisions therein, given to secure the payment of \$43,200.00 recorded November 1, 1976 in Book M-76, page 17266, in favor of Security Savings and Loan Association, which Trust Deed the Grantees herein assume and agree to pay according to the terms contained therein.

STATE OF OREGON: COUNTY OF KLAMATH :ss

I hereby certify that the within instrument was received and filed for record on the 2nd day of September A.D., 19 83 at 3:38 o'clock P M, and duly recorded in Vol. M83, of Deeds on page 15045

EVELYN BIEHN COUNTY CLERK

by Sumner A. Fisher Deputy

Fee \$ 8.00