

K-36633

WARRANTY DEED

WILLIAM H. HARRIS and MYRTLE L. HARRIS, husband and wife, Grantors convey and warrant to RONALD L. PRIBBLE and KATHERINE A. PRIBBLE, husband and wife, Grantees, the following described real property located in Klamath County, State of Oregon, free of all encumbrances, except as specifically set forth herein:

Beginning at a point which is 250 feet distant in an Easterly direction from the Northeast corner of the property deeded to J. Linman, April 29, 1916, thence Southerly and at right angles with Front Street, 100 feet, more or less, or to the high water line of Klamath Lake; thence 25 feet Easterly and parallel to Front Street; thence 100 feet, more or less, Northerly and at right angles to Front Street, to the Southerly line of Front Street; thence 25 feet Westerly along the Southerly line of Front Street to the place of beginning, all lying in Lot 10, Section 30, Township 38 S. R. 9 E. W. M., containing .057 acres, more or less, being the same property described in deed from the Klamath Development Co., a corporation, to John Worden, by deed dated March 13, 1920, recorded April 23, 1920, in Vol. 52 of Deeds, page 343, records of Klamath County, Oregon.

SUBJECT TO:

1. Reservations, restrictions, rights of way, easements of record and those apparent on the land;
2. Rights of the Federal Government, the State of Oregon, and the general public in and to that part of the lands described herein lying below the highwater line of Klamath Lake.
3. Conveyance, including the terms and provisions thereof, of Riparian and other rights, executed by Klamath Canal Company, a corporation, to the United States of America, dated April 23, 1906, recorded May 1, 1906, in Vol. 20 of Deeds, page 83, records of Klamath County, Oregon.
4. Agreement and Release of Damages, including the terms and provisions thereof, executed by H. H. Monroe, a single man, to The California Oregon Power Company, a corporation, and California-Oregon Power Company, a corporation, dated November 19, 1949, recorded December 12, 1949, in Vol. 235, page 561, Deed Records of Klamath County, Oregon, relative to the raising and/or lowering of the waters of Upper Klamath Lake between the elevations of 4143.3 feet and 4137 feet above sea level.

This instrument does not guarantee that any particular use may be made of the property described in this instrument.

20426

A Grantee should check with the appropriate city or planning department to verify approved uses.

The true and actual consideration for this conveyance is \$4,000.00.

WITNESS Grantors' hands this 28 day of November, 1983.

William H. Harris
WILLIAM H. HARRIS

Myrtle L. Harris
MYRTLE L. HARRIS

STATE OF OREGON)
) ss.

County of Klamath)

Personally appeared WILLIAM H. HARRIS and MYRTLE L. HARRIS, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

BEFORE ME:

Susan Kay Way
Susan Kay Way
Notary Public for Oregon
My commission expires 6/4/95

NOTARY PUBLIC FOR OREGON
My Commission Expires: _____

Unless a change is requested all future tax statements shall be sent to:

Mr. and Mrs. Ronald L. Pribble
803 Front Street
Klamath Falls, Oregon 97601

AFTER RECORDING RETURN TO:

Mr. and Mrs. Ronald L. Pribble
803 Front Street
Klamath Falls, Oregon 97601

STATE OF OREGON,)
County of Klamath)

Filed for record at request of

on this 29 day of Nov A.D. 19 83
at 9:06 o'clock A M, and duly
recorded in Vol. M83 of Deeds
Page 20425

EVELYN BIEHN, County Clerk

By Ann Smith Deputy

Fee 8.00

WARRANTY DEED, PAGE TWO.