

OA

43148

WARRANTY DEED

Vol. 184 Page 19214



KNOW ALL MEN BY THESE PRESENTS, That

MRS. J. LEE REYNOLDS

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by RAYMOND J. DRISCOLL, INC., an Oregon Corporation

hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

SEE EXHIBIT "A" ATTACHED

(If SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

and that

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$65,000.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 26th day of October, 1984;

if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

MRS. J. LEE REYNOLDS

STATE OF OREGON,

County of Klamath

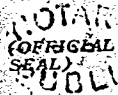
ss.

10/26, 1984

Personally appeared the above named

Mrs. J. Lee Reynolds

and acknowledged the foregoing instrument to be her voluntary act and deed.



Before me:

Notary Public for Oregon

My commission expires: 4-18-87

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

Personally appeared \_\_\_\_\_, 19\_\_\_\_

\_\_\_\_\_ and \_\_\_\_\_ who, being duly sworn, each for himself and not one for the other, did say that the former is the \_\_\_\_\_ president and that the latter is the \_\_\_\_\_ secretary of \_\_\_\_\_

\_\_\_\_\_ a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

(If executed by a corporation, affix corporate seal)

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Raymond J. Driscoll, Inc.

Box 54 B, Harriman Rt.

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of \_\_\_\_\_

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_ or as fee/file/instrument/microfilm/reception No. \_\_\_\_\_, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_ Deputy

SPACE RESERVED FOR RECORDER'S USE

## EXHIBIT "A"

19215

## DESCRIPTION OF PROPERTY

The following described real property in Klamath County, Oregon:

Lot 4 of proposed Glacid Development, being a portion of the SW $\frac{1}{4}$ SW $\frac{1}{4}$  Section 18, Township 34 South, Range 7 East of the Willamette Meridian, more particularly described as follows:

Commencing at the South 1/16 corner between Section 13, Township 34 South, Range 7 $\frac{1}{2}$  East of the Willamette Meridian and Section 18, Township 34 South, Range 7 East of the Willamette Meridian; thence South 88° 56' 26" East 1273.88 feet to the SW 1/16 corner monument of said Section 18; thence South 1° 01' 29" East, 162.82 feet to a 3/4 inch iron pipe, being the most Northeasterly corner of Lot 6 of said Glacid Development; thence North 87° 56' 26" West, 125.90 feet to a 3/4 inch iron pipe and the true point of beginning of this description; thence South 35° 25' 00" West, 250.62 feet to a point in the center line of Lake Glacid; thence North 82° 10' 00" West along center line of said Lake 55.89 feet to a point; thence North 18° 03' 34" East to a 3/4 inch iron pipe; thence South 87° 56' 26" East 135.00 feet to the true point of beginning. AND

Lot 5 of proposed Glacid Development, being a portion of the SW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 18, Township 34 South, Range 7 East of the Willamette Meridian, more particularly described as follows:

Commencing at the South 1/16 corner between Section 13, Township 34 South, Range 7 $\frac{1}{2}$  E.W.M., and Section 18, Township 34 South, Range 7 E.W.M., thence South 88°56'26" East 1273.88 feet to the SW 1/16 corner monument of said Section 18; thence South 1°01'29" East, 162.82 feet to a 3/4" iron pipe, being the most Northeasterly corner of Lot 6 of said Glacid Development; thence North 87°56'26" West 55.90 feet to a 3/4" iron pipe, being the true point of beginning of this description; thence South 1°01'29" West 50.00 feet to a 3/4" iron pipe; thence South 30°45'00" West 240.11 feet to a point in the center line of Lake Glacid; thence North 59°40'00" West along said center line 108.12 feet to a point; thence North 35°25'00" East 250.62 feet to a 3/4" iron pipe; thence South 87°56'26" East 70.00 feet to the true point of beginning.

SUBJECT TO reservations, restrictions, rights of way of record and those apparent upon the land.

STATE OF OREGON, )

County of Klamath )

Filed for record at request of

on this 13th day of Nov. 19 84  
 at 3:17 o'clock P. M. and du-  
 recorded in Vol. M84 of Deeds  
 Page 19214

EVELYN BIEHN, County Clerk

By Ann Smith DeputyFee 8.00 Index: \$1.00