

56685

Aspen #M-29438 Vol. M85 Page 20967  
WARRANTY DEED

PHYLLIS R. WOLFE, now known as PHYLLIS R. HORELL, who took title as PHYLLIS R. WOLFE, doing business as INDIAN LAKES LODGE, Grantor, conveys and warrants to JAMES R. WOLFE and GERALDINE A. WOLFE, trustees for KATHERINE A. E. WOLFE, JESSICA ANN WOLFE, and APRIL LEE WOLFE, Grantees, the following described real property free of encumbrances except as specifically set forth herein in Klamath County, Oregon, to-wit:

PARCEL 1:

A portion of land in the E 1/2 of the NE 1/4 of Section 19, Township 28 South, Range 8 East of the Willamette Meridian, shown as Parcel 4 on survey Map No. 1343 filed in the office of the Klamath County Surveyor, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Southwest corner of the North Beaver Marsh Addition to Beaver Marsh which point is marked by a 1" iron pipe; thence South 00° 05' West 766.37 feet to a 1" iron pipe and the true point of beginning; thence South 73° 04' 30" East 780.75 feet to a 5/8" iron pin; 73° 04' 30" West 630.54 feet to a 1/2" iron pipe; thence North 00° 05' East 310.30 feet to the true point of beginning.

PARCEL 2:

A tract of land situated in the E 1/2 of NE 1/4 of Section 19, Township 28 South, Range 8 East to the Willamette Meridian, in the county of Klamath, State of Oregon, described as follows:

Beginning at the Southwest corner of the SE 1/4 of the NE 1/4; thence North 89° 59' East (by record North 89° 58' 35" East) 529.50 feet; thence North 16° 59' East 649.67 feet; thence North 73° 04' West 690.54 feet to a 1/2 inch iron pipe set in the West line of the E 1/2 of NE 1/4; thence South 00° 05' West (by record South 00° 04' 30" West) 840.01 feet to the point of beginning.

SUBJECT TO:

- 1) Rules and regulations of Fire Patrol District.
- 2) Covenants, conditions and restrictions, but omitting restrictions, if any, based on race, color, religion or national origin, imposed by instrument, including the terms thereof,

Recorded : August 20, 1971  
Book : M-71  
Page : 8777

'85 DEC 28 PM 12 30

20908

The true consideration for this conveyance is \$30,000.00.  
Dated this 20<sup>th</sup> day of December, 1985.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Phyllis R. Horrell  
PHYLLIS R. HORRELL

STATE OF OREGON, County of Klamath ) ss.

Personally appeared the above named Phyllis R. Horrell and acknowledged the foregoing instrument to be her voluntary act and deed. Dec 20, 1985

Before me: Joanna M Cherry  
Notary Public for Oregon  
My commission expires: 10-6-89

PHYLLIS R. WOLFE

GRANTOR

JAMES R. & GERALDINE WOLFE

GRANTEES

STATE OF OREGON, County of Klamath)

I certify that the within instrument was received for record on the 26th day of December, 1985, at 12:30 o'clock P.M., and recorded in book/ reel/ volume No. M85, on page 20907 or as fee/ file/ instrument/ microfilm/ reception No. 56685, Record of Deeds of said county.  
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Name  
By Bernetha A. Selch Deputy  
Title

Fee \$9.00

After recording return to:

Aspen Title

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

James R. Wolfe & Geraldine A. Wolfe  
Star Rt. Box 120  
Chemult, OR 97731  
Trustees