

57175

WARRANTY DEED

m86 Page

638

For and in consideration of the exchange of certain land and interests as authorized by the Federal Land Policy and Management Act of 1976, (43 U.S.C. 1701, et seq.), Klamath County, hereinafter called the grantor, hereby grants and conveys to the United States of America and its assigns, grantee, the following described real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, to-wit:

The E $\frac{1}{2}$ SW $\frac{1}{4}$ of Section 12 and the E $\frac{1}{2}$ NW $\frac{1}{4}$ of Section 13, Township 40 South, Range 10 East of the Willamette Meridian, located in Klamath County, Oregon.

The lands offered to the United States are subject to the following exceptions and reservations:

Existing easements for public roads and highways, railroads, pipelines and public utilities, if any, not shown of record.

To Have and To Hold said real property to the United States of America and its assigns, forever.

The grantor hereby covenants to and with the United States and its assigns, that the grantor is lawfully seized in fee simple of the above granted real property, has a good and lawful right and power to sell and convey the same, that the same are free and clear of all encumbrances, except as shown above, and that the grantor will forever warrant and defend the title thereto and the quiet possession thereof against the lawful claims and demands of all persons whomsoever.

The actual consideration for this transfer is \$200 and the exchange of other real property, which is the whole consideration.

IN WITNESS WHEREOF, Klamath County, a public corporation, of the State of Oregon, acting in this behalf by Carroll Zon Gerbert, Chairman of the Board, and Roger Hamilton and Jim Rogers, the two Commissioners of said County respectively, hereunto duly authorized by virtue of an order of the Board of County Commissioners of said County, and in accordance with the general laws of said State, have caused this instrument to be duly executed and attested by its County Clerk, and its seal affixed this 9th day of January, 1986.

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.

ATTEST:

COUNTY CLERK

KLAMATH COUNTY, OREGON

BY:

CHAIRMAN

BY:

Out of the Office Today

COMMISSIONER

BY:

COMMISSIONER

WHEN RECORDED, PLEASE RETURN TO:

BOIVIN, McCOBB & UERLINGS, P.C.

110 N. Sixth St., #209, Klamath Falls, OR 97601

WARRANTY DEED

STATE OF OREGON COUNTY OF KLAMATH ss

Filed for record at request of _____
of January A.D. 19 86 at 4:23 o'clock P.M. and duly recorded in Vol. 135 day
of _____ Deeds on Page 638

FEE NOTE

Evalyn Biehn,
By _____

County Clerk