

58195

K-38244

Vol. M86 Page 2591WARRANTY DEED

HAROLD B. VAN HOOSSEN and RUTH VAN HOOSSEN, husband and wife as to an undivided 7/15 interest, Grantors, convey and warrant to RONALD P. RADON and VELMA L. RADON, husband and wife, as tenants by the entirety, Grantees, the following described real property, free of encumbrances except as specifically set forth herein, situated in Klamath County, Oregon, to wit:

Beginning at the intersection of the Westerly right of way line of Oregon State Highway No. 427 and the North line of Lot 15, Section 7, Township 35 South, Range 7 East of the Willamette Meridian; thence South 0° 57' East along the Westerly right of way line of said highway 700 feet to the point of beginning; thence continuing South 0° 57' East 100 feet to a point; thence West 605 feet, more or less, to the shore line of Agency Lake; thence Northerly along said shore line to a point due West of the point of beginning; thence East 570 feet, more or less, to the point of beginning, being a portion of Lot 16, Section 7, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO:

1. Rights of the Federal Government the State of Oregon, and the general public in any portion of the herein described premises lying below the high water line of Agency Lake.
2. Right of Way, including the terms and provisions thereof, given by Carlos Blair, to the California Oregon Power Company, a California corporation, dated August 1, 1939, recorded September 27, 1939 in Volume 124 page 510, Deed records of Klamath County, Oregon.
3. This instrument will not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing this instrument, the person should check with the appropriate City or County Planning Department to verify approved uses.

The said property is free from all encumbrances except as stated above.

Tax Statements to:
Ronald & Velma Radon
20639 Smith & Wesson Ct., Bend, OR
WARRANTY DEED -1- 97701

Return to: KCTC

85 FEB 12 AM 8 55

The true consideration for this conveyance is
\$21,466.68.

DATED this 20th day of December, 1985.

Harold B Van Hoosen
HAROLD B. VAN HOUSEN, Grantor

Ruth Van Hoosen
RUTH VAN HOUSEN, Grantor

STATE OF OREGON)
County of Klamath) ss.

Dec 20, 1985.

Personally appeared the above named HAROLD B. VAN HOUSEN
and RUTH VAN HOUSEN, husband and wife, and acknowledged the fore-
going instrument to be their voluntary act and deed.

Before me:

Quanta Fay Ellenberg
Notary Public for Oregon
My Commission Expires: 7-26-87

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

After recording, return to:

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 12th day
of February A.D., 19 86 at 8:55 o'clock A M., and duly recorded in Vol. M86
of Deeds on Page 2591.

FEE \$9.00

Evelyn Biehn, County Clerk
By Man Smith