

65143

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Aspen
TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

BENJAMIN J. HICKMAN and CATHERINE F. HICKMAN, husband and wife
convey(s) to JOHN E. INMAN and JUANITA A. INMAN, husband and wife, hereinafter called grantor,
County of Klamath, State of Oregon, described as:

SEE ATTACHED EXHIBIT "A"

"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."

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.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
SEE ATTACHED EXHIBIT "A"

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 7,000.00. 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)* (Delete between symbols; if not applicable. See ORS 93.030)

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 18 day of August, 19 86.

Benjamin J. Hickman
Catherine F. Hickman

STATE OF OREGON, County of Washington)ss.

On this the 18th day of August, 19 86.

Personally appeared the above named Benjamin J. Hickman and Catherine F. Hickman

Instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me:

Phyllis M. Allen
Notary Public for State of Oregon
My Commission Expires: 11/2/87

Benjamin J. & Catherine F. Hickman

GRANTOR'S NAME AND ADDRESS

John E. & Juanita A. Inman

GRANTEE'S NAME AND ADDRESS

After recording return to:

John E. & Juanita A. Inman

P.O. Box 798

Chiloquin, OR 97624

NAME, ADDRESS, ZIP

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

John E. & Juanita A. Inman

P.O. Box 798

Chiloquin, OR 97624

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 document/fee/file/instrument/microfilm 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

That portion of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ NW $\frac{1}{4}$ and the SW $\frac{1}{4}$ NW $\frac{1}{4}$ NW $\frac{1}{4}$ lying Southerly of the Southerly right of way of the Chiloquin-Klamath Agency Road, known as State Highway No. 422, as now located in Section 29, Township 34 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the North 1/16 corner of Sections 29 and 30, Township 34 South, Range 7 East of the Willamette Meridian; thence Northerly along the West section line of Section 29 to a point at the intersection of the Southerly right of way line of Highway 422; thence Northeasterly along the Southerly right of way line of said Highway 422 to a point at the intersection of the East line of the W $\frac{1}{2}$ NW $\frac{1}{4}$ NW $\frac{1}{4}$ Section 29, being the Northeast corner of said parcel, the true point of beginning; thence Southerly along the East line of the W $\frac{1}{2}$ NW $\frac{1}{4}$ NW $\frac{1}{4}$ Section 29 to a point at the intersection of a line running parallel to and 330.00 feet Northerly from the South line of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ Section 29; thence Westerly and parallel to and 330.00 feet Northerly from the South line of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ Section 29 to a point at the intersection of a line running parallel to and 330.00 feet from the West Section line of Section 29; thence Northerly and parallel to and 330.00 feet from the West section line of Section 29 to a point at the intersection of the Southerly right of way line of Highway 422; thence Northeasterly along the Southerly right of way line of Highway 422 to the true point of beginning.

SUBJECT TO:

1. Rights of the public in and to any portion of the herein described premises lying within the boundaries of roads or highways.
2. Any existing easements visible on the ground for roads, pipelines or utilities, to which the property might be subject under provisions of Land Status Report recorded in Book 309 at page 104, Deed Records, on January 26, 1959.
3. Right of way to the State of Oregon, by and through its State Highway Commission, as disclosed by instrument recorded August 10, 1959 in Volume 314 at page 673.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 22nd day
 of August A.D., 19 86 at 3:34 o'clock P. M., and duly recorded in Vol. M86,
 of _____ Deeds on Page 15171.
 By Evelyn Biehn, County Clerk *[Signature]*

FEE \$14.00