

69915

Vol. 1786 Page 24225

WARRANTY DEED

PINEY WOODS LAND & DEVELOPMENT CO., an Oregon corporation, hereinafter referred to as "Grantor", conveys and warrants unto ROBERT D. PUCKETT an undivided Fifty Percent (50%) interest, unto SAM B. DAVIS, an undivided Twenty-Five Percent (25%) interest, and unto SIDNEY E. AINSWORTH, an undivided Twenty-Five Percent (25%) interest in that real property situated in Klamath County, State of Oregon and described as:

See Exhibit "A" attached hereto and incorporated herein.

Grantor covenants that it is the owner of the above-described property free of all encumbrances.

The true and actual consideration for this transfer is the partial distribution of corporate assets and there is no monetary consideration given.

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 the fee title to the property should check with the appropriate city or county planning department to verify approved uses.

This Deed is signed by authority of the Board of Directors of Grantor this 31st day of December, 1986.

PINEY WOODS LAND &
DEVELOPMENT COMPANY

By: 

SAM B. DAVIS, President

-1- WARRANTY DEED

LAW OFFICES OF
DAVIS, AINSWORTH, PINNOCK, DAVIS & GILSTRAP, P. C.
515 EAST MAIN STREET
ASHLAND, OREGON 97520
(503) 482-3111

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STATE OF OREGON)

COUNTY OF Klamath)

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24226

On the 31st day of December, 1986, personally appeared
SAM B. DAVIS, the President of Grantor corporation, first being
sworn, stated that this Deed was voluntarily signed and sealed
on behalf of said corporation by authority of its Board of
Directors. Before me:

Joan Holy
Notary Public for Oregon
My Commission Expires: 9/17/90

Mail Tax Statements to:

515 E. Main Street
Ashland, OR 97520

-2- WARRANTY DEED

LAW OFFICES OF
DAVIS, AINSWORTH, PINNOCK, DAVIS & GILSTRAP, P. C.
515 EAST MAIN STREET
ASHLAND, OREGON 97520
(503) 482-3111

EXHIBIT "A"

24227

A parcel of land situated in T39S, R8E, Section 31 and T40S, R8E, Section 6 more particularly described as follows:

Beginning at a point on the Easterly right of way of Highway 66 (Green Springs Highway), from which the Southeast corner of said Section 31 bears S78°32'17"E 4025.34 feet, thence from said point of beginning Northeasterly along the Easterly right of way line of said Highway 66 the following two courses:

N31°08'57"E 976.14 feet, thence along the arc of a 1392.40 foot radius curve to the right (= 06°28'00" chord = N34°22'57"E 157.07 feet) 157.15 feet, thence leaving said Easterly right of way line of said Highway 66 S44°00'11"E 763.63 feet to a 5/8" iron pin, thence S32°44'20"E 358.44 feet to a 5/8" iron pin, thence S28°26'27"E 373.65 feet to a 5/8" iron pin, thence S23°11'48"E 1231.74 feet to a 5/8" iron pin, thence S66°45'23"W 809.13 feet to the Mean High Water Line of the Klamath River, thence Northwesterly along the Mean High Water Line to the said Klamath River the following ten bearings and distances: N20°05'12"W 184.88 feet, N27°59'43"W 318.22 feet, N23°33'53"W 480.79 feet, N29°34'22"W 222.65 feet, N41°35'28"W 128.40 feet, N52°33'18"W 300.06 feet, N54°45'49"W 193.57 feet, S74°27'22"W 47.87 feet to a 5/8" iron pin, N56°11'14"W 98.01 feet to a 5/8" iron pin, N38°04'07"W 184.13 feet to the point of beginning, containing 50.8 acres more or less

Return to
Robert Puckett
280 Main
K. Falls, OR

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____
of December A.D., 19 86 at 1:38 o'clock P M., and duly recorded in Vol. M86
of Deeds on Page 24225.

FEE \$18.00

Evelyn Biehn,
By _____ County Clerk