

85849

MTG-19591

KNOW ALL MEN BY THESE PRESENTS, That  
DARLENE M. ZAROSINSKI

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by  
MARK E. SCRIMSHER and SUSAN L. SCRIMSHER, husband and wife, hereinafter called  
the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and  
assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or ap-  
pertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

SEE ATTACHED LEGAL DESCRIPTION OF WHICH IS MADE A PART HEREOF BY THIS REFERENCE.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.  
And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that  
grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except  
all those of record and those apparent upon the land, if any, as of the date of this  
deed

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims  
and demands of all persons whomsoever, except those claiming under the above described encumbrances.  
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 20,000.00

However, the actual consideration consists of or includes other property or value given or promised which is  
the whole consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)  
part of the consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)  
In construing this deed and where the context so requires, the singular includes the plural and all grammatical  
changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 1st day of April, 1988;  
if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by  
order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-  
SCRIBED 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.

STATE OF OREGON,

County of Klamath

April 1, 1988

Personally appeared the above named  
DARLENE M. ZAROSINSKI

acknowledged the foregoing instru-  
ment to be her voluntary act and deed.

(OFFICIAL  
SEAL)

Notary Public for Oregon  
My commission expires: 11/16/91

DARLENE M. ZAROSINSKI  
1125 Lakeshore Dr.  
Klamath Falls, OR 97601  
GRANTOR'S NAME AND ADDRESS

MARK E. SCRIMSHER  
1831 Ridge Rd.  
Klamath Falls, OR 97603  
GRANTEE'S NAME AND ADDRESS

After recording return to:  
MARK E. SCRIMSHER  
1831 Ridge Rd.  
Klamath Falls, OR 97603  
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.  
MARK E. SCRIMSHER  
1831 Ridge Rd.  
Klamath Falls, OR 97603  
NAME, ADDRESS, ZIP

STATE OF OREGON, County of

Personally appeared

who, being duly sworn,  
each for himself and not one for the other, did say that the former is the  
president and that the latter is the  
secretary of

and that the seal affixed to the foregoing instrument is the corporate seal  
of said corporation and that said instrument was signed and sealed in be-  
half of said corporation by authority of its board of directors; and each of  
them acknowledged said instrument to be its voluntary act and deed.

Before me:  
Notary Public for Oregon  
My commission expires:

(OFFICIAL  
SEAL)

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON,

County of  
I certify that the within instru-  
ment was received for record on the  
day of 1988,  
at o'clock M., and recorded  
in book/reel/volume No. on  
page or as fee/file/instru-  
ment/microfilm/reception No.  
Record of Deeds of said county.  
Witness my hand and seal of  
County affixed.

By NAME Deputy

SPACE RESERVED  
FOR  
RECORDER'S USE

EXHIBIT "A"  
LEGAL DESCRIPTION

4769

A parcel of land situated in the W1/2 NW1/4 of Section 29, Township 37 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a Brass Cap monument marking the Northwest corner of said Section 29; thence South 88 degrees 43' 41" East along the North line of said Section 29, 1327.16 feet to a 5/8 inch iron pin marking the Northeast corner of said W1/2 NW1/4; thence South 02 degrees 16' 26" East along the East line of said W1/2 NW1/4, 1877.86 feet to a 5/8 inch iron pin; thence North 88 degrees 48' 32" West, 1084.98 feet to a 5/8 inch iron pin on the centerline of an existing dirt road; thence along the centerline of said unimproved dirt road the following courses and distances: North 14 degrees 12' 26" East, 112.69 feet to a 5/8 inch iron pin; North 05 degrees 50' 38" East, 424.72 feet to a 5/8 inch iron pin; North 03 degrees 23' 09" West, 233.28 feet to a 5/8 inch iron pin in the centerline of Simpson Canyon Road; thence North 40 degrees 48' 13" West along said Simpson Canyon Road centerline, 515.26 feet to a 5/8 inch iron pin on the West line of said Section 29; thence North 02 degrees 54' 28" West along said West section line, 729.58 feet to the point of beginning containing 50.20 acres more or less.

TOGETHER WITH: A road easement along Simpson Canyon Road 60.00 feet in width lying 30.00 feet on either side of the following described centerline: Commencing at a 5/8 inch iron pin marking the Southeast corner of said W1/2 NW1/4; thence North 02 degrees 16' 26" West along the East line of said W1/2 NW1/4, 744.37 feet to a 5/8 inch iron pin; thence North 88 degrees 48' 32" West, along the South line of the above described property, 515.31 feet to the centerline of said Simpson Canyon Road and the point of beginning of this description; thence along the centerline of said Simpson Canyon Road the following courses and distances: South 40 degrees 09' 10" East, 327.01 feet; South 48 degrees 12' 45" East, 273.50 feet; South 66 degrees 52' 25" East, 357.28 feet; South 85 degrees 08' 49" East, 253.74 feet; North 88 degrees 11' 30" East, 287.51 feet; South 58 degrees 58' 47" East, 209.18 feet; South 34 degrees 27' 44" East, 397.76 feet; South 27 degrees 24' 31" East, 760.81 feet; South 30 degrees 42' 36" East, 460.53 feet; South 28 degrees 07' 32" East, 413.24 feet; South 36 degrees 50' 53" East, 404.62 feet; South 68 degrees 28' 33" East, 246.02 feet; thence leaving said Simpson Canyon Road centerline the following courses and distances: North 12 degrees 19' 57" West, 598.13 feet; North 03 degrees 36' 12" West, 374.59 feet to the centerline of a private road easement recorded in Deed Volume M73 at page 16734, Klamath County Deed Records.

SUBJECT TO: A road easement along Simpson Canyon Road 60.00 feet in width lying 30.00 feet on either side of the following described centerline: Commencing at a 5/8 inch iron pin marking the Southeast corner of said W1/2 NW1/4; thence North 02 degrees 16' 26" West along the East line of said W1/2 NW1/4, 744.37 feet to a 5/8 inch iron pin; thence North 88 degrees 48' 32" West along the South line of the above described property, 515.31 feet to the centerline of said Simpson Canyon Road and the point of beginning for this description; thence along said Simpson Canyon Road centerline the following courses and distances: North 40 degrees 09' 10" West, 31.56 feet; North 28 degrees 51' 23" West 536.31 feet; North 39 degrees 31' 53" West, 366.44 feet to a 5/8 inch iron pin; North 40 degrees 48' 13" West, 515.26 feet to a 5/8 inch iron pin on the West line of said Section 29 and the terminus of this easement.

Tax Account No.: 3709 02900 00500

STATE OF OREGON; COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 1st day of April A.D., 19 88 at 4:20 o'clock P M., and duly recorded in Vol. M88 of Deeds on Page 4768

FEE \$15.00

Evelyn Biehn, County Clerk  
By [Signature]