

87056

## WARRANTY DEED

Vol. 1388 Page 7162

KNOW ALL MEN BY THESE PRESENTS, That CHARLENE L. BOOTH, also known as CHARLENE L. LONG, a married woman hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DAVID B. HATFIELD and SHIRLEY ANNE HATFIELD, husband and wife 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 appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

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.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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 exceptions 1 through 3 of the preliminary title report of Aspen Title and Escrow, Inc. dated August 22, 1986.

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 \$ EXCHANGE. 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 ①, 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 3 day of December, 1987; 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 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.

Charlene L. Booth  
CHARLENE L. BOOTH

STATE OF OREGON,  
County of Klamath } ss.  
December 3, 1987

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
\_\_\_\_\_, 19\_\_\_\_.

Personally appeared \_\_\_\_\_ and

\_\_\_\_\_, 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 \_\_\_\_\_

\_\_\_\_\_, a corporation, 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 behalf 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:

(OFFICIAL  
SEAL)

(OFFICIAL  
SEAL)

Before me:

Notary Public for Oregon

My commission expires:

Notary Public for Oregon

My commission expires:

(If executed by a corporation,  
affix corporate seal)

CHARLENE L. BOOTH

GRANTOR'S NAME AND ADDRESS

DAVID B. and SHIRLEY HATFIELD  
Route 1 Box 205  
Tulelake CA 96134

GRANTEE'S NAME AND ADDRESS

After recording return to:

MICHAEL C. MILLER  
601 Main Street, Suite 210  
Klamath Falls OR 97601-6007

NAME, ADDRESS, ZIP

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

DAVID B. and SHIRLEY ANN HATFIELD  
Route 1 Box 205  
Tulelake CA 96134

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of \_\_\_\_\_ ) ss.

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 fee/tile/instrument/microfilm/reception No. \_\_\_\_\_. Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_ Deputy

EXHIBIT "A"

7163

PARCEL 1:

All that portion of Lot 16, Section 15, Township 41 South, Range 11 East of the Willamette Meridian, which lies East of the Northeasterly right of way line of the Dalles-California Highway (Highway #139) and West of the following described line, in the County of Klamath, State of Oregon:

Beginning at a point on the North boundary line of the State-Line Road which is North 30 feet and North 89° 05' West a distance of 390.0' from the Southeast corner of said Lot 16, said point also lying on the Easterly right of way line of the U.S.R.S. J-3 lateral; thence North 0° 55' East, 161 feet, more or less, to a point on the North line of said Lot 16.

EXCEPTING from the above described parcel any portion lying within the rights of way of the J-3 Lateral and the State Line road.

PARCEL 2:

A piece or parcel of land situate in Lot 15, Section 15, Township 41 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and more particularly described as follows:

Commencing at the intersection of the East line of Lot 16 of the said Section 15, Township 41 South, Range 11 East of the Willamette Meridian, with the line marking the Northerly boundary of the right of way of the State Line Road as the same is now located and constructed, said point being 30.0 feet, more or less, North of the Southeast corner of the said Lot 16, and running thence North 89° 05' West, along the said road boundary 390 feet, more or less, to its intersection with the line marking the Easterly boundary of the rights of way of the J-3 Lateral of the U. S. Bureau of Reclamation Klamath Project; thence North 0° 55' East along the said lateral boundary extended Northerly 161.0 feet, more or less, to a point in the Southerly boundary of the said Lot 15, of Section 15, which is the true point of beginning of this description, and running thence North 0° 55' East 108.0 feet, more or less, to a point which is 269.0 feet distant at right angles Northerly from the said Northerly boundary of the right of way of the State Line Road; thence North 89° 05' West parallel with the said Northerly boundary of the right of way of the State Line Road 430 feet, more or less, to a point in the said Easterly boundary of the right of way of the J-3 Lateral; thence following the said Easterly boundary of the right of way of the J-3 Lateral Southeasterly, Easterly, and along a curve to the right with a radius of 110.0 feet, for a distance of 445 feet, more or less, to its intersection with the said line marking the Southerly boundary of the said Lot 15; thence Easterly along the said Lot boundary to the point of beginning.

EXCEPTING THEREFROM any portion lying within the right of way of the U.S.R.S. J-3 Lateral.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of \_\_\_\_\_  
of \_\_\_\_\_ May \_\_\_\_\_ A.D. 1988 at 4:34 o'clock P. M., and duly recorded in Vol. \_\_\_\_\_ M88  
of \_\_\_\_\_ Deeds \_\_\_\_\_ on Page 7162

FEE \$15.00

Evelyn Behn  
By Bernetha A. Hetsch County Clerk