

Aspen #01032296

WARRANTY DEED - INDIVIDUAL

AFTER RECORDING RETURN TO:
EDMOND W. ANDERSCH
BARBARA A. ANDERSCH
2301 Linda Vista
Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
c/o March, 85623 Bradbury Lane
Eugene, OR 97405

NAOMI MARCH AND GRANT MARCH, Trustees under Trust Agreement
dated April 20, 1981 hereinafter called grantor, convey(s) to
EDMOND W. ANDERSCH AND BARBARA A. ANDERSCH, HUSBAND AND WIFE,
hereinafter called grantee all that real property situated in
the County of Klamath, State of Oregon, described as:

PARCEL 1:

Commencing at a point on the North line of the SW1/4 of Section
7, Township 39 South, Range 10 East of the Willamette Meridian,
Klamath County, Oregon, said point being East, 799.10 feet from
the West 1/4 corner of said Section 7; thence South, 30.00 feet
to a 5/8" iron rod on the South right of way line of Booth Road
marking the true point of beginning of this description; thence
West, 118.98 feet along the South right of way line of Booth
Road to its intersection with the East line of Lot 7, "Emmitt
Tracts", according to the official plat thereof; thence South 00
degrees 16'00" East, 537.58 feet along the East line of "Emmitt
Tracts" and its Southerly prolongation to a 5/8" iron rod at
the Easterly right of way line of the Enterprise Irrigation
District Canal; thence along said Easterly right of way line
South 27 degrees 57'33" East, 97.55 feet to a 5/8" iron rod;
thence South 22 degrees 47'27" West, 187.72 feet to a 5/8" iron
rod at the intersection of said Easterly right of way line with
the North right of way line of the O.C. & E. Railroad; thence
South 66 degrees 16'33" East, 561.30 feet along said North right
of way line to a 5/8" iron rod; thence North, 722.17 feet to a
brass nail and tag set in the top of a fence post; thence North
77 degrees 33'28" West, 397.08 feet to a 5/8" iron rod; thence
North 38 degrees 25' 39" East, 45.95 feet to a 5/8" iron rod;
thence North 03 degrees 35'00" West, 179.26 feet to the point of
beginning.

PARCEL 2:

The Easterly 25 feet of Lot 7, and the Easterly 25 feet of Lot
8, "Emmitt Tracts", according to the official plat thereof on
file in the office of the County Clerk, Klamath County, Oregon.

LESS AND EXCEPT that portion conveyed by deed recorded December 8,
1972 in Book M-72 at page 14100 and deed recorded October 14,
1977 in Book M-77 at page 19697.

"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." *B.A. Andersch*

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except 1) Rights of the
public in and to any portion of the herein described premises
lying within the boundaries of roads or highways. 2)
Regulations, including levies, assessments, water and irrigation
rights and easements for ditches and canals, of Enterprise
Continued on next page

Irrigation District. 3) As disclosed by the tax roll the premises herein have been zoned or classified for farm use. 4) Conditions and Restrictions as shown on the recorded plat. 5) Easement, recorded November 21, 1969 in Book M-69 at page 9787. 6. Property described herein is currently being reassessed by the Klamath County Tax Assessor. 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 \$129,000.00.

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 _____ day of May 1988.

Naomi March, Trustee
NAOMI MARCH, Trustee

Grant March - Trustee
GRANT MARCH, Trustee

STATE OF OREGON, County of Klamath)ss.

On this 1st day of June, 1988,

Naomi March, Trustee
Personally appeared the above named NAOMI MARCH AND GRANT MARCH, Trustees, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Marlene J. Addington
Notary Public for Oregon

My Commission Expires: 3-22-89

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 1st day
of June A.D., 19 88 at 1:20 o'clock P M., and duly recorded in Vol. M88,
of _____ Deeds _____ on Page 8515.

FEE \$13.00

Evelyn Biehn County Clerk

By Mary Moran