NAME, ADDRESS, ZIP

2 III.

SED SED

	and CATHERINE ANN		, neremaner caned grantor,
onvey(s) toJAMES_J	. COSTANTINO and KA	REN L. COSTAN.	all that real property situated in the
ounty of <u>Klamat</u>	h, State of Orego	on, described as:	
	SEE ATTACHED	EXHIBIT A	
IGNING OR ACCEPTING THIS INSTRUME MENT TO VERIFY APPROVED USES."	NOT OUR DANIES THAT A	NV PARTICULAR US	APPLICABLE LAND USE LAWS AND REGULATIONS, BEFO WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPA SE MAY BE MADE OF THE PROPERT
DESCRIBED IN THIS INST NING DEPARTMENT TO	RUMENT. A BUYER SHOULD VERIFY APPROVED USES.	CHECK WITH THE A	ALLEGOTT ON SOSTITUTE
and covenant(s) that gra			erty free of all encumbrances exce
	SEE ATTACHED	EXHIBIT "A"	claim the same, except as shown abo
IN WITNESS WI 19 <u>88</u> .	HEREOF, the grantor has exec	cuted this instrument	e singular includes the plural. this Astriday of UEPTEMBER
		Est	herine ann Yate
STATE OF OREGON, Co	ounty of <u>Hamath</u>	)ss.	$\mathcal{O}$
	eared the above named	RANDAII E	.   Sates and
instrument to be 37	voluntary act and	d deed.	new ( handler)
011:18 Thurs		/Notary Pu	ablic for <u>Sec.M.</u> hission Expires. <u>7-6-90</u>
Randau & & Co	Atherine Ann Yates		STATE OF OREGON,  County of
James J & Kar 13425 J. Ox kow	AME AND ADDRESS  IN 1 (1) (1) (1) (1) (1) (1) (1) (1) (1) (		l certify that the within insfrur was received for record on the on 19 at o'clock M., and reco
After recording return to:	AME AND ADDRESS  AND ADDRESS  AND ADDRESS  AND ADDRESS	SPACE RESERVED FOR RECORDER'S USE	ato'clockM., and reco
	Us De 9760/ ADDRESS, ZIP		Record of Deeds of sald county.  Witness my hand and seal of Coaffixed.
Until a change is requested all tax state  Same As As	ements shall be sent to the following address.		NAME YI

Deputy

## EXHIBIT "A"

The following described real property in Klamath County, State of Oregon:

A tract of land situated in the NW 1/4 of Section 12, Township 39 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Beginning at the Northeast corner of Grace\_Park as shown on the duly recorded plat thereof; thence South 23 degrees 18 minutes 30 seconds West along the Easterly line of Oxbow Street a distance of 284.48 feet; thence on the arc of a 16 degree curve to the right (central angle is 29 degrees 41 minutes) a distance of 185.52 feet to the True Point of Beginning of this description; thence South 37 degrees 00 minutes 30 seconds East a distance of 120.00 feet; thence South 52 degrees 59 minutes 30 seconds West a distance of 106.02 feet to the East line of that land deeded to Shepard and described in Deed Volume 355, page 104, Klamath County Deed Records; thence North along the East line of said Shepard Tract a distance of 34.40 feet; thence North 26 degrees 17 minutes 18 seconds West a distance of 100.54 feet to the Southeasterly line of said Oxbow Street; thence along said line of Oxbow Street on the arc of a 16 degree curve to the left a distance of 67.00 feet to the True Point of Beginning.

## SUBJECT TO:

1. 1988-89 taxes, a lien not yet payable.

2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District.

3. The above property is subject to an eight foot utility easement along the Southeasterly side thereof, as disclosed by Deed from Swan Lake Moulding Company to Melvin L. Stewart, et ux., recorded May 24, 1967 at 10:30 A.M., in Book M-67 at page 3855, Microfilm Records.

4. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District, and as per Ordinance No. 29, recorded May 24, 1983 in Book M-83 at page 8062 and as per Ordinance No. 30, recorded May 30, 1986 in Book M-86 at page 9346 and as per Ordinance No. 31, recorded January 6, 1988 in Book M-88 at page 207.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of	Aspen Title (	Co. the 28th	dav
of Sept. A.I	D., 19 <u>88</u> at <u>12:00</u>	o'clock P.M., and duly recorded in Vol. M88	
of	Deeds	on Page	
		Evelyn Biehn County Clerk	1.07
FEE \$13.00		By Quelen Musicadale	