

#01033458
WARRANTY DEED

AFTER RECORDING RETURN TO:
GLENDA FAYE DANFORTH
~~DBA JADCO ENTERPRISES~~
Rt. 1, Box 620
Bonanza, OR 97623

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

LOWELL R. SHARP and MARY JO SHARP, husband and wife hereinafter
called GRANTOR(S), convey(s) to GLENDA FAYE DANFORTH hereinafter
called GRANTEE(S), all that real property situated in the
County of Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY THIS
REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH HEREIN.....

"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." *SL*

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except: Rights of the public
in and to any portion of the herein described premises lying
within the boundaries of roads or highways,

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
\$40,000.00.

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 27th day of June 1989.

Lowell R. Sharp

LOWELL R. SHARP

Mary Jo Sharp

MARY JO SHARP

STATE OF OREGON, County of Klamath)ss.

June 30, 1989.

Personally appeared the above named LOWELL R. SHARP and MARY JO
SHARP and acknowledged the foregoing instrument to be their
voluntary act and deed.

Before me: *W. Darlene T. Addington*

Notary Public for Oregon
My Commission Expires: March 22, 1993.

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EXHIBIT "A"

A tract of land situated in Government Lot 3, being the NW 1/4 SW 1/4 of Section 31, Township 37 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a point on the West line of said Government Lot 3, said point being South 00 degrees 05' 06" East, 900.00 feet from the brass cap monument marking the West quarter corner of said Section 31; thence South 89 degrees 55' 49" East, 484.00 feet; thence North 00 degrees 05' 06" West, 343.16 feet; thence South 89 degrees 57' 09" East, 792.41 feet to the East line of said Government Lot 3; thence South 00 degrees 31' 12" East, 40.00 feet; thence North 89 degrees 57' 09" West, 560.29 feet; thence South 00 degrees 31' 12" East, 724.00 feet to the South line of said Government Lot 3; thence North 89 degrees 57' 09" West, 721.92 feet to the Southwest corner of said Government Lot 3; thence North 00 degrees 05' 06" West, 420.99 feet to the point of beginning.

CODE 36 & 114 MAP 3711-3100 TL 1200 KEY #399857
ACCOUNT #128605 KEY #51730

STATE OF OREGON: COUNTY OF KLAMATH: SS.

Filed for record at request of Aspen Title Co. the 3rd day
of July A.D., 19 89 at 10:38 o'clock AM., and duly recorded in Vol. M89
of Deeds on Page 11975
FEE \$13.00
Evelyn Biehn, County Clerk
By Charles Muelendore