

3766

Highway Division
File 57749
Map No. 9B-32-1

ORIGINAL

CORRECTION WARRANTY DEED

HAROLD ROBERT WARNER, JR., Grantor, hereby conveys unto the **STATE OF OREGON**, by and through its **DEPARTMENT OF TRANSPORTATION, Highway Division**, Grantee, fee title to the following described property, to wit:

A parcel of land lying in the NE $\frac{1}{4}$ of Section 27, Township 39 South, Range 8 East, W.M., Klamath County, Oregon and being a portion of that property described in that deed to Harold Robert Warner, Jr., recorded in Book M-70, Page 4427 of Klamath County Record of Deeds; the said parcel being that portion of said property included in a strip of land 45 feet in width, lying on the Northwesterly side of the center line of the Green Springs Highway as said highway has been relocated, which center line is described as follows:

Beginning at Engineer's center line Station 166+76.11, said station being 2087.46 feet South and 1351.25 feet West of the East quarter corner of Section 28, Township 39 South, Range 8 East, W.M.; thence North $68^{\circ} 26' 16''$ East 372.28 feet; thence on a spiral curve left (the long chord of which bears North $66^{\circ} 26' 17''$ East 199.90 feet) 200 feet; thence on a 954.93 foot radius curve left (the long chord of which bears North $57^{\circ} 37' 15''$ East 292.74 feet) 293.90 feet; thence on a spiral curve left (the long chord of which bears North $40^{\circ} 48' 13''$ East 199.90 feet) 200 feet; thence North $38^{\circ} 48' 14''$ East 3688.91 feet; thence on a spiral curve right (the long chord of which bears North $40^{\circ} 08' 14''$ East 399.91 feet) 400 feet; thence on a 2864.79 foot radius curve right (the long chord of which bears North $44^{\circ} 19' 09''$ East 151.51 feet) 151.53 feet; thence on a spiral curve right (the long chord of which bears North $48^{\circ} 30' 04''$ East 399.91 feet) 400 feet; thence North $49^{\circ} 50' 04''$ East 2112.37 feet to Engineer's center line Station 244+95.10.

Bearings are based upon the Oregon Co-ordinate System, South Zone.

The parcel of land to which this description applies contains 0.05 acre, more or less.

TOGETHER WITH all abutter's rights of access between the relocated Green Springs Highway and Grantor's remaining real property, EXCEPT, however,

Reserving access rights, for the service of Grantor's remaining property, to and from said remaining property to the abutting highway at the following place, in the following width and for the following purpose:

Hwy. Engr's Sta.	Side of Hwy.	Width	Purpose
226+84	Northerly	35 feet	unrestricted

It is specifically understood that the access rights opposite Highway Engineer's Station 227+08 are to be used and enjoyed in common with the adjoining property owners on the Easterly, who currently are Joseph L. and Rebecca A. Huckaba (File 57750).

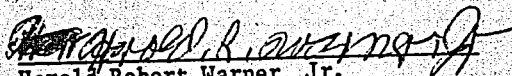
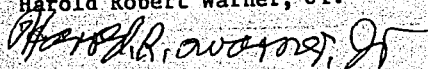
*89 AUG 11 AM 11 59

Grantor hereby covenants to and with Grantee, its successors and assigns, that he is the owner of said property which is free from encumbrances except for easements, conditions, and restrictions of record, and will warrant the same from all lawful claims whatsoever, except as stated 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.

The true and actual consideration received by Grantor for this conveyance is
\$ 825.⁰⁰.

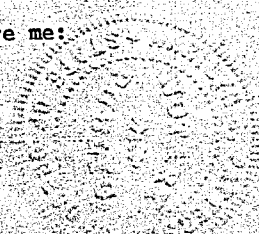
Dated this 27 day of June, 1989.

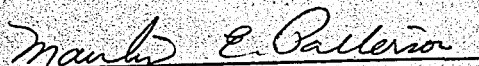

Harold Robert Warner, Jr.


STATE OF OREGON, County of Klamath

June 27, 1989. Personally appeared the above named Harold Robert Warner, Jr. who acknowledged the foregoing instrument to be his voluntary act.

Before me:




Marilyn E. Patterson
Notary Public for Oregon
My Commission expires 1-21-94

This deed is executed as a deed of correction for the purpose of correcting the joint approach with file No. 57750 in that certain Warranty Deed executed by the Grantor herein to the Grantee herein, recorded April 26, 1989, in Volume M 89, Page 7062.

2-24-89
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Return: Highway Division
Transportation Bldg.
Salem, Or. 97310

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Hwy Div.
on this 11th day of Aug. A.D., 19 89
at 11:59 o'clock A M. and duly recorded
in Vol. M89 of Deeds Page 14893
Evelyn Biehn County Clerk
By Deanne Mullens Deputy.

Fec. \$13.00