



4349

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#02033466  
WARRANTY DEED

AFTER RECORDING RETURN TO:  
ALAN B. LANTIS  
BARBARA I. LANTIS  
12020 Clovis Road  
Klamath Falls, OR. 97603

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

DAVID H. HELBIG and NORMA G. HELBIG, husband and wife  
hereinafter called GRANTOR(S), convey(s) to ALAN B. LANTIS and  
BARBARA I. LANTIS, husband and wife 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."

and covenant(s) that grantor is the owner of the above described  
property free of all encumbrances except: 1) Taxes for the  
fiscal year 1989-'90, a lien not yet payable. 2) Subject to  
rules and regulations of Fire Patrol District. 3) Reservations  
and restrictions, including the terms and provisions thereof,  
recorded January 31, 1967 in Book M-67, page 751. 4) Easement,  
including the terms and provisions thereof, recorded January 31,  
1967 in Book M-67, page 751.

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  
\$42,500.00.

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 21st day of August, 1989.

*David H. Helbig*  
DAVID H. HELBIG

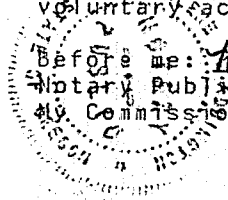
*Norma G. Helbig*  
NORMA G. HELBIG

STATE OF OREGON, County of Klamath)ss.

August 22, 1989.

Personally appeared the above named DAVID H. HELBIG and NORMA G.  
HELBIG and acknowledged the foregoing instrument to be their  
voluntary act and deed.

Before me: *Th. Darlene L. Adair*  
Notary Public for Oregon  
My Commission Expires: 3-22-93



PH 3 43  
89 AUG 24

## EXHIBIT "A"

A tract of land situated in the N 1/2 SE 1/4 of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin located South 0 degrees 08' West a distance of 668.25 feet and North 89 degrees 52' West a distance of 466.05 feet from the East quarter corner of said Section 9; thence North 89 degrees 52' West a distance of 326.25 feet to an iron pin; thence South 0 degrees 08' West parallel with the East line of said Section 9 a distance of 333.85 feet to an iron pin; thence South 89 degrees 52' East a distance of 326.25 feet to an iron pin; thence North 0 degrees 08' East parallel with the East line of said Section 9 a distance of 333.85 feet, more or less to the point of beginning.

CODE 222 MAP 3910-9DA TL 2000 KEY #595797  
ACCOUNT #162584 KEY #64753

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 24th day  
of Aug. A.D., 19 89 at 3:43 o'clock P M., and duly recorded in Vol. M89,  
of Deeds on Page 15858.

Evelyn Biehn - County Clerk  
By Pauline Mulender

FEE \$13.00