6102 MTC 24985-0 WARRANTY DEED Vol. mgg Page 1 KNOW ALL MEN BY THESE PRESENTS, That D. McAuliffe & Josephine McAuliffe, tenants by the entirety hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Glenn William Lapeyre & Anita Kathleen Lapeyre, as tenants by entirety, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and and grantee's heirs, successors and assigns, the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit: See Attached Legal Description made a part hereinscore a - -0 NIMIAN TITERACIONIPAN 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." 1 To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances all those of record and those apparent upon the land, if any, as of the date of this grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ _90,000.00 X BAAX SPAKA YAAKAMA KATAMA In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals. In Witness Whereof, the grantor has executed this instrument this <u>day of October</u>, 1 if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by Van Ve Dan D. McA STATE OF OREGON STATE OF OREGON ffe amath 22. 19 Personally appeared and Personally appeared the above named ______ Dan D. McAuliffe & Josephine McAuliffe who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of_ and acknowledged the foregoing instrument and that the seal affixed to the foregoing instrument is the corporate , a corporation be their to voluntary act and deed. seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed. OFFICIAL ··· / Public for Oregon Sent [1] (Natary Public for Oregon Sector expires: / Before me: SEALP (OFFICIAL SEAL) Notary Public for Oregon My commission expires: Dan D. STATE OF OREGON. P.O. Box 137 Merrill, OR 97633 SS. County of I certify that the within instrument was enn Will Kathleen Lapdyre received for record get the amain day of allo 04 19 at M., and recorded E REALBYED in book on page or as Glenn William Lapeyre & Anita Kathleen Lapeyre RECORDERS USE file/ree/ number Record of Deeds of said county. CLOYL Witness my hand and seal of County affixed. NAME, ADDRESS, ZIP and all has not to shall be wrot to the fullen Glenn William Lapeyre & Anita Kathleen Lapqyre (DNo) **Recording** Officer NAME, ADDRESS, ZIP By Deputy

MTC No: 21985

EXHIBIT "A" LEGAL DESCRIPTION

PARCEL 1

Lot 4 or Northwest quarter of Southwest quarter, the Southwest quarter of the Northwest quarter, the West half of Northwest quarter of Northwest quarter of Section 14 in Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon. EXCEPTING from said Lot 4 (NW1/4 SW1/4) the following described parcel of land:

Beginning at the Southeast corner of said Lot 4; thence Westerly along the South line of said Lot 4 a distance of 417.2 feet; thence North at right angles to said South line a distance of 208.6 feet; thence East parallel to said South line of Lot 4 a distance of 417.2 feet more or less to the Easterly side of said Lot 4; thence Southerly along the Easterly side of said Lot 4 a distance of 208.6 feet, more or less, to the point of beginning.

Tax Account No: 4110 01400 00300

PARCEL 2

A tract of land located in the NE1/4 NE1/4 of Section 15, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, and more particularly described as follows:

Beginning at an iron pin set on the North-South Section line common to Sections 14 and 15, which is 1320 feet North of U.S.G.L.O. East 1/4 corner of Section 15, Township 41 South, Range 10 East of the Willamette Heridian, marked by a 1 1/4" iron pipe with brass cap; thence North a distance of 994.5 feet to an iron pin set on said section line; thence South 20 degrees 23' West a distance of 1060.9 feet to an iron pin; thence East a distance of 369.5 feet more or less to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of	Mountain Title	Co.	
of <u>Oct</u> A.D.,	19 <u>89</u> at <u>9:27</u>	o'clock A_M., and duly recorded in	<u>6th</u> day Vol. <u>M89</u>
or	<u>Deeds</u>	on Page18911	
FEE \$13.00		Evelyn Biehn .County Clerk By <u>Qauline Mu</u>	K
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