

OK

10098

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KNOW ALL MEN BY THESE PRESENTS, That KENNETH H. DUNCAN and  
EVELYN R. DUNCAN, hereinafter called the grantor, for the consideration hereinafter stated,  
to grantor paid by CLAUDE T. HAGERTY, as Trustee of The Duncan Family  
Trust,, hereinafter called the grantee,  
does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that  
certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, sit-  
uated in the County of Klamath and State of Oregon, described as follows, to-wit:

See attached Exhibit "A"

(Undivided 1/3 interest)

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

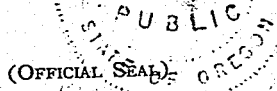
And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that  
grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances.  
but subject to the trust agreement made and entered into  
on or about January 1, 1990and that grantor will warrant and forever defend the above  
granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomso-  
ever, except those claiming under the above described encumbrances.The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1000 and aff.  
However, the actual consideration consists of or includes other property or value given or promised which is  
part of the consideration (indicate which).<sup>①</sup>In construing this deed and where the context so requires, the singular includes the plural.  
WITNESS grantor's hand this 11TH day of January, 1990.THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-  
SCRIBED 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.KENNETH H. DUNCAN  
EVELYN R. DUNCAN

STATE OF OREGON, County of Klamath ) ss. January 11, 1990

Personally appeared the above named

KENNETH H. DUNCAN and Evelyn R. Duncan

and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me: Deborah Buckingham

Notary Public for Oregon

My commission expires 12-19-92

NOTE—The sentence between the symbols ①, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Claude T. Hagerty c/o Dan Lacy  
P.O. Box 254  
Talent, Oregon 97540

NAME, ADDRESS, ZIP

Until a change is requested all fax statements shall be sent to the following address.

Same As Above

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USESTATE OF OREGON, } ss.  
County of \_\_\_\_\_I certify that the within instrument  
was received for record on the \_\_\_\_\_ day  
of \_\_\_\_\_, 19\_\_\_\_, at  
\_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded  
in book/reel/volume No. \_\_\_\_\_ on  
page \_\_\_\_\_ or as fee/file/instru-  
ment/microfilm/reception No. \_\_\_\_\_,  
Record of Deeds of said county.Witness my hand and seal of  
County affixed.

NAME

TITLE

By \_\_\_\_\_ Deputy

## EXHIBIT "A"

.. 1327

## DESCRIPTION FOR KEN DUNCAN et al

A parcel of land situated in Gov't. Lot 16 in Section 16, Township 41 South, Range 12 E.W.M., more particularly described as follows:

Beginning at the intersection of the South line of said Section 16 with the centerline of South Malin Highway, as the same is now located and constructed; thence North along said centerline a distance of 35.0 feet and West a distance of 30.0 feet to the intersection of the West line of said Highway with the North right-of-way line of the U.S.B.R. No. 11-B-1-B Drain and the TRUE POINT OF BEGINNING of this description; thence West along the North line of said Drain a distance of 696.0 feet to a point; thence North a distance of 203.25 feet, more or less, to a East-West fence line; thence East along said fence line a distance of 380.0 feet, more or less, to a North-South fence line; thence South along said fence line a distance of 175.25 feet to a point 28.0 feet North of the North right-of-way line of said No. 11-B-1-B Drain; thence East along a fence line 316.0 feet, more or less, to the West line of said Highway; thence South along said West line a distance of 28.0 feet, more or less, to the point of beginning. Said parcel containing 2.0 acres, more or less.

STATE OF OREGON,  
County of Klamath )  
Filed for record at request of

on this 24th day of Jan A.D. 19 84  
at 4:21 o'clock P. M. and duly  
recorded in Vol. M84 of Deeds  
Page 1326

EVELYN BIEHN, County Clerk

By [Signature] Deputy

File 8:00

STATE OF OREGON: COUNTY OF KLAMATH: ss.

ed for record at request of Klamath County Title Co. the 12th day  
Jan. A.D. 19 90 at 10:40 o'clock AM., and duly recorded in Vol. M90,  
of Deeds on Page 845.

Evelyn Biehn County Clerk

By Pauline Mulvadare

E \$33.00