



KLAMATH COUNTY TITLE COMPANY

K-41782

STATUTORY WARRANTY DEED
 (Individual or Corporation)

HIGH VALLEY PROPERTIES, a partnership consisting of NEAL L. EBERLEIN, SUSAN K. EBERLEIN, ALAN W. EBERLEIN AND** Grantor,
 KLAMATH COUNTY

conveys and warrants to _____, Grantee,
 the following described real property in the County of Klamath and State of Oregon.

A parcel of land in Tract 34 of Altamont Ranch Tracts situated in the NW $\frac{1}{4}$ of Section 15, Township 39 South, Range 9 East, W.M. being more particularly described as follows:

Commencing at the Southwest corner of Altamont Ranch Tracts; said corner being the N 1/16 corner of Section 15 and 16 and is the centerline of Washburn Way; thence S. 88°46' E. along the 1/16 line 30.00 feet to the East right-of-way line of Washburn Way extended, the true point of beginning; thence N. 0°06' W. parallel to and 30.00 feet from the centerline of Washburn Way 1294.0 feet to the Northwest corner of Tract 34; thence S 87°58' E. along the North line of Tract 34, 90.06 feet; thence S.0°06' E. parallel to and 120.0 feet from the centerline of Washburn Way 342.88 feet; thence S. 2°29'56" W. 551.13 feet; thence S.0°06' E. parallel to and 95.0 feet from the centerline of Washburn Way 398.7 feet, more or less, to the N 1/16 line of Section 15; thence N. 88°46' W. along the N 1/16 line 65.01 feet to the point of beginning. Less that property deed to Klamath County in Deed Volume 333, page 67 and less the the right-of-way of Anderson Avenue. Said property contains 1.17 acres.

Also for the stated consideration, there is hereby conveyed to

**CAROL LORRAINE EBERLEIN Grantee all existing, future or potential common law statutory abutter's easements or access between the above described This property is free of liens and encumbrances, EXCEPT parcel and all of Grantor's remaining real property. Subject to reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage

THIS DOCUMENT IS BEING RE-RECORDED TO ADD ACCESS RESTRICTIONS

The true consideration for this conveyance is \$ 25,200.00 (Here comply with the requirements of ORS 93.030*).

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 THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

DATED this 20th day of December 19 89 If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

HIGH VALLEY PROPERTIES, A PARTNERSHIP

BY: Susan K. Eberlein

BY: Alan W. Eberlein

BY: Carol L. Eberlein

BY: Carol L. Eberlein

STATE OF OREGON, County of _____ ss.

The foregoing instrument was acknowledged before me this _____ day of _____ 19 _____ by _____

Notary Public for Oregon

STATE OF OREGON, ss.
 County of Klamath

Filed for record at request of:

Klamath County Title Co.

on this 18th day of Jan. A.D., 19 90
 at 2:12 o'clock P.M. and duly recorded
 in Vol. M90 of Deeds Page 1214

Evelyn Biehn County Clerk

By Debra Buckham

Deputy.

Fee, \$5.00

CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of Klamath ss.

The foregoing instrument was acknowledged before me this 28th day of December 19 89 by Neal L. Eberlein & Susan K. Eberlein and by Alan W. Eberlein & Carol Lorraine Eberlein of High Valley Properties, a partnership a corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: 12-19-92

STATE OF OREGON, ss.
 County of Klamath

Filed for record at request of:

Klamath County Title Co.

on this 29th day of Dec A.D., 19 89
 at 9:19 o'clock A.M. and duly recorded
 in Vol. M89 of Deeds Page 25118

Evelyn Biehn County Clerk

By Debra Buckham

8.00

Deputy.

Fee,

Return to: Klamath Co. Engineers office

99 DEC 29 AM 9 39

99 JAN 18 PM 2 12

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