



05034771
WARRANTY DEED

Vol. m90 Page 1922

AFTER RECORDING RETURN TO:
NANCY J. GOECKNER
11912 FINLEY CT,
KLAMATH FALLS, OR 97603

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

DONALD C. WILSON hereinafter called GRANTOR(S), convey(s) to
NANCY J. GOECKNER hereinafter called GRANTEE(S), all that real
property situated in the County of KLAMATH, State of Oregon,
described as:

SEE ATTACHED EXHIBIT "A"

"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) Rights of the
public in and to any portion of the herein described premises
lying within the boundaries of roads or highways. 2) Easement,
including the terms and provisions thereof between Lewis L.
Hagelstein and Nona B. Hagelstein and Clifford J. Emmich
recorded December 31, 1973 in Book M-73 at Page 16734. 3)
Easement, including the terms and provisions thereof for Ingress
and Egress granted to surrounding property owners recorded
August 7, 1975 in Book M-75 at Page 9197 (covers additional
property)

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
\$28,500.00.

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 15TH day of JANUARY 1990.

X Donald C. Wilson
DONALD C. WILSON

STATE OF Washington, County of King) ss
DATE 1/24/90

Personally appeared the above named DONALD C. WILSON and
acknowledged the foregoing instrument to be his voluntary act
and deed.

Before me: Delores A. Wuerthoff
Notary Public for State of Washington
My Commission Expires: 10/9/91

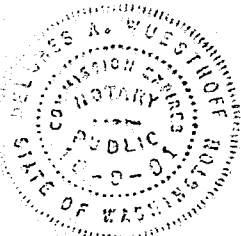


EXHIBIT "A"

A tract of land in Township 37 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon:

Section 29: A portion of the N 1/2 NE 1/4 SW 1/4 EXCEPT a parcel of land situated in the NW 1/4 NE 1/4 SW 1/4 of Section 29, Township 37 South, Range 9 East of the Willamette Meridian, being more particularly described as follows:

Beginning at the Northwest corner of said NW 1/4 NE 1/4 SW 1/4; thence South 88 degrees 48' 32" East along the North line of said NW 1/4 NE 1/4 SW 1/4 121.40 feet to the centerline of a North-South road; thence South 10 degrees, 20' 11" West along said road centerline, 590.83 feet to the West line of said NW 1/4 NE 1/4 SW 1/4; thence North 01 degrees 29' West along said West line of the NW 1/4 NE 1/4 SW 1/4, 583.97 feet to the point of beginning.

AND that portion of the N 1/2 NW 1/4 SE 1/4 that lays West of the centerline of the 60 foot roadway easement described in Deed recorded December 31, 1973 in Book M-73 at Page 16734, Microfilm Records.

CODE 53 & 183 MAP 3709-2900 TL 1200

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 26th day
of Jan A.D., 1990 at 4:08 o'clock P M., and duly recorded in Vol. M90,
of Deeds on Page 1922.

Evelyn Biehn County Clerk

By Carline Mulender

FEE \$33.00