

RETURN TO
OREGON STATE HIGHWAY DIVISION
RIGHT OF WAY SECTION
417 TRANSPORTATION BLDG.
SALEM, OREGON 97310

Vol. M90 Page 2680

Highway Division
File 58031
Map No. 9B-31-21

ORIGINAL

11162

ASPEN 32879

WARRANTY DEED

TRAIN MOUNTAIN, INC., an Oregon corporation, Grantor, hereby conveys unto the **STATE OF OREGON**, by and through its **DEPARTMENT OF TRANSPORTATION, Highway Division**, Grantee, fee title to the following described property, to wit:

A parcel of land lying in Lot 12 of Section 4, Township 35 South, Range 7 East, W.M., Klamath County, Oregon; the said parcel being that portion of said lot lying Southerly of Chiloquin Market Road (County Road) and included in a strip of land variable in width, lying on the Westerly side of the center line of the relocated The Dalles-California Highway which center line is described as follows:

Beginning at Engineer's center line Station 3125+00, said station being 1288.13 feet South and 1086.50 feet East of the North quarter corner of Section 4, Township 35 South, Range 7 East, W.M.; thence South 6° 29' 28" West 519.89 feet; thence on a spiral curve left (the long chord of which bears South 6° 21' 58" West 250 feet) 250 feet; thence on a 19,098.59 foot radius curve left (the long chord of which bears South 5° 43' 33" West 260.18 feet) 260.19 feet; thence on a spiral curve left (the long chord of which bears South 5° 05' 08" West 250 feet) 250 feet; thence South 4° 57' 38" West 6419.92 feet to Engineer's center line Station 3202+00.

The widths in feet of the strip of land above referred to are as follows:

Station	to	Station	Width on Westerly Side of Center Line
3125+00		3127+40	130
3127+40		3127+80	130 in a straight line to 50
3127+80		3129+50	50
3129+50		3130+19.89	50 in a straight line to 60
3130+19.89		3135+00	60

Bearings are based upon the Oregon Co-ordinate System, South Zone.

The parcel of land to which this description applies contains 0.12 acre, more or less, outside of the existing right of way.

TOGETHER WITH all abutter's rights of access between the relocated The Dalles-California Highway and Grantor's remaining real property, EXCEPT, however,

Reserving access rights, for the service of Grantor's remaining property, to and from said remaining property to the abutting highway at the following place_, in the following width_ and for the following purpose_:

Hwy. Engr's Sta. Side of Hwy. Width Purpose
Access to county road

Grantor hereby covenants to and with Grantee, its successors and assigns, that it is the owner of said property which is free from encumbrances except for easements, conditions, and restrictions of record, and will warrant the same from all lawful claims whatsoever, except as stated 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.

The true and actual consideration received by Grantor for this conveyance is \$ 750.

Dated this 7th day of December, 1989.

TRAIN MOUNTAIN, INC.

By

President

By

Secretary

California
STATE OF ~~OREGON~~, County of San Francisco

DEC 07 1989

, 1989. Personally appeared Quentin L. Green and

he is, who, being sworn, stated that ~~they are~~ the President and Secretary of Train Mountain, Inc., and that this instrument was voluntarily signed in behalf of the corporation by authority of its Board of Directors. Before me:



John H. Cutler
Notary Public for California
My Commission expires MAR 27 1992

7-20-89

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co.
of Feb. A.D., 19 90 at 4:02 o'clock P.M., and duly recorded in Vol. M90 day
of Deeds on Page 2680.

FEE \$33.00

Evelyn Biehn County Clerk
By Quentin L. Green