



#61034955
WARRANTY DEED

AFTER RECORDING RETURN TO:

Mr. and Mrs. Everett Hylemon

4677 Denver
Klamath Falls, OR 97603

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

ARLIE L. BARNES and VIRGINIA M. BARNES, husband and wife
hereinafter called GRANTOR(S), convey(s) to EVERETT HYLEMON and
WILMA L. HYLEMON, husband and wife hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
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." *E. H. W. H.*

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except: 1) Rules, regulations
and statutory powers of Klamath Irrigation District. 2) Rules,
regulations and statutory powers of South Suburban Sanitary
District. 3) Easements, reservations and restrictions contained
in Deed recorded January 28, 1944, in Book 161, page 573, Deed
Records.,

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
\$39,000.00.

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 14th day of March, 1990.

Archie L. Barnes
ARLIE L. BARNES

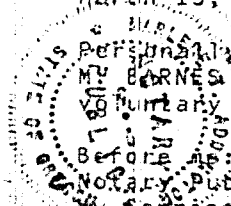
Virginia M. Barnes
VIRGINIA M. BARNES

STATE OF OREGON, County of Klamath)ss.

March 15, 1990.

Personally appeared the above named ARLIE L. BARNES and VIRGINIA
M. BARNES and acknowledged the foregoing instrument to be their
voluntary act and deed.

Barbara L. Addington
Notary Public for Oregon
My Commission Expires: March 22, 1993.



10 MAR 1 1990

EXHIBIT "A"

4884

A piece or parcel of land situate in the N 1/2 SE 1/4 NW 1/4, Section 11, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and more fully described as follows:

Beginning at a point in the center line of a 60 foot roadway, from which the section corner common to Sections 2, 3, 10 and 11, Township 39 South, Range 9 East of the Willamette Meridian, and as marked on the ground by an iron pin driven therein, bears South 89 degrees 44 1/2' West along the said roadway center line 1813.7 feet to a point in the West boundary of the said Section 11, and North 0 degrees 13 1/2' West 1662.5 feet to said section corner, and running thence North 0 degrees 01' West 331.15 feet to a point in the Northerly boundary of the said North half of the Southeast quarter of the Northwest quarter of Section 11; thence North 89 degrees 47' East along said boundary line 65.7 feet; thence South 0 degrees 01' East 331.10 feet, more or less, to an intersection with the center line of the above mentioned roadway; thence South 89 degrees 44 1/2' West along said roadway center line 65.7 feet, more or less, to the said point of beginning.

EXCEPT THEREFROM that portion lying within the right of way of Denver Avenue.

CODE 41 MAP 3909-11BD TL 2600

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title co. the 16th day
of March A.D., 1990 at 11:01 o'clock AM., and duly recorded in Vol. M90
of Deeds on Page 4883.

FEE \$33.00

Evelyn Biehn County Clerk

By Pauline Kullander