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Aspen
TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

JOSEPH L. HUCKABA and REBECCA A. HUCKABA, husband and wife
convey(s) to WILLIAM R. CASEY, JR. and ALYSON G. CASEY, husband and wife, hereinafter called grantor,
County of Klamath, State of Oregon, described as: all that real property situated in the

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."

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER 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

SEE ATTACHED EXHIBIT "A"

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 \$ 110,000.00. *However, the actual consideration consists of or includes other property or value given or promised which is ^{the whole} _{part of the} consideration (indicate which)* (Delete between symbols; if not applicable. See ORS 93.030)

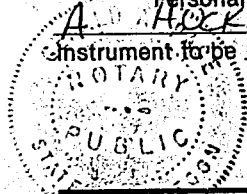
In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 5TH day of SEPTEMBER, 19 90.

Joseph L. Huckaba
Rebecca A. Huckaba

STATE OF OREGON, County of OREGON ss.
SEPTEMBER 5TH, 1990.

Personally appeared the above named JOSEPH L. HUCKABA & REBECCA A. HUCKABA and acknowledged the foregoing instrument to be THEIR voluntary act and deed.



Before me: [Signature]
Notary Public for OREGON
My Commission Expires: 4/24/93

Joseph L. & Rebecca A. Huckaba

GRANTOR'S NAME AND ADDRESS
William R. & Alyson G. Casey
8949 Hwy 66
Klamath Falls OR 97601

GRANTEE'S NAME AND ADDRESS
After recording return to:
Klamath Dist Federal 5th
540 Main St
Klamath Falls OR 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
Same as above
NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE 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 document/fee/file/Instrument/microfilm No. _____. Record of Deeds of said county.
Witness my hand and seal of County affixed.
By _____ TITLE _____
Deputy

EXHIBIT "A"

A tract of land in the NW 1/4 NE 1/4 of Section 27 and in the SE 1/4 of Section 22, Township 39 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at the quarter section corner between Sections 22 and 27 of Township 39 South, Range 8 East of the Willamette Meridian; thence South along the center section line 405.00 feet, more or less, to a point on the North boundary of the right of way of the Klamath Falls-Ashland Highway (Oregon 66); thence Northeasterly along said right of way boundary to the North section line of Section 27; thence West along said Section line to a point 327 feet East of the quarter section corner; thence North 54 degrees West 400 feet more or less to the North and South center line from the quarter section corner between Section 22 and 27; thence South to the point of beginning.

EXCEPTING THEREFROM that portion conveyed to State of Oregon, by and through its Department of Transportation by Deed recorded October 18, 1989 in Book M-89 at Page 19844.

CODE 20 MAP 3908-2700 TL 800
CODE 20 MAP 3908-3200 TL 1400

SUBJECT TO:

1. 1990-91 Taxes, a lien not yet payable.
2. Rights of the public in and to any portion of the herein described premises lying within the boundaries of roads or highways.
3. Easement, including the terms and provisions thereof:
For: Pole line across SW 1/4 SE 1/4 Sec. 22, Twp 39 S.,
R 8 EWM.
Granted to: The California Oregon Power Company
Recorded: November 27, 1942
Book: 69
Page: 325
4. Easement, including the terms and provisions thereof:
For: Pole line across S 1/2 SE 1/4 Sec. 22, Twp 39
S., R 8 EWM.
Granted to: The California Oregon Power Company
Recorded: April 26, 1926
Book: 69
Page: 493
5. Easement, including the terms and provisions thereof, recorded in Book 76 at Page 505, Deed Records, in favor of Keno Power Company, given to correct description in Book 69 at Page 329. (W 1/2 SE 1/4 W 1/2 NE 1/4, 6 1/2 Acres in NE 1/4 NW 1/4 NE 1/4 and all of Lot 4, Section 27, Township 39 South, Range 8 East of the Willamette Meridian)
6. Easement, including the terms and provisions thereof:
Granted to: The California Oregon Power Company
Recorded: August __, 1927
Book: 76
Page: 506
Affects: W 1/2 SE 1/4 W 1/2 NE 1/4, 6 1/2 acres in NE 1/4 NW 1/4 NE 1/4 and all of Lot 4 of Section 27, Twp 39 S., R 8 EWM.
7. Easement, including the terms and provisions thereof:
For: Pole line across S 1/2 SE 1/4 of Sec. 22 and NE 1/4 NE 1/4 Sec. 27, Twp 39 S., R 8 EWM.
Granted to: The California Oregon Power Company
Recorded: June 13, 1928
Book: 80
Page: 478

8. Pumping Contract, between the United States of America and H. H. Van Valkenburg and Emma Van Valkenburg, husband and wife, dated July 29, 1935, recorded August 21, 1935 in Book 105 at Page 135, Deed Records of Klamath County, Oregon. Affects 20.0 acres in SW 1/4 SE 1/4, 30 acres in SE 1/4 SE 1/4 of Section 22; 30 acres in W 1/2 NE 1/4 NE 1/4 and W 1/2 E 1/2 NE 1/4 of Section 27; 30 acres in W 1/2 SE 1/4 NE 1/4 and W 1/2 E 1/2 SE 1/4 NE 1/4 of Section 27; and 40 acres in NW 1/4 NW 1/4 of Section 26, Township 39 South, Range 8 East of the Willamette Meridian.

9. Easement, including the terms and provisions thereof:

For: Electric transmission line easement across portion NW 1/4 NE 1/4 Section 27

Granted to: Pacific Power & Light Company, a corporation

Recorded: September 27, 1978

Book: M-78

Page: 21476

10. Access Restrictions, including the terms and provisions thereof contained in Deed:

From: Joseph L. Huckaba and Rebecca A. Huckaba, husband and wife

To: State of Oregon, by and through its State Highway Commission

Dated: August 11, 1989

Recorded: October 18, 1989

Book: M-89

Page: 19844

Fee No.: 6594

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 6th day
of Sept. A.D., 19 90 at 10:08 o'clock AM., and duly recorded in Vol. M90,
of Deeds on Page 17844.

FEE \$38.00

Evelyn Biehn, County Clerk

By Pauline Mendenhall