

20191

WARRANTY DEED

Vol. 2090 Page 20841

KNOW ALL MEN BY THESE PRESENTS, That
Said Person
hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by
KIM ARNOLD and JOY LYNN ARNOLD, husband and wife
the grantor, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns,
the certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining,
situated in the County of _____ and State of Oregon, described as follows, to-wit:

SEE ATTACHED LEGAL DESCRIPTION WHICH IS MADE A PART HEREOF BY THIS
REFERENCE.

MOUNTAIN TITLE COMPANY

"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."

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.
And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except all those of record and those apparent upon the land as of the date of this deed

and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 245,000.00
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In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 11 day of October, 1990;
if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

Carl Dawson

STATE OF OREGON,

County of _____

Subscribed and sworn to before me this 11 day of October, 1990.

Notary Public for Oregon

My commission expires _____

Notary Public for Oregon

My commission expires _____

Notary Public for Oregon

My commission expires _____

Notary Public for Oregon

My commission expires _____

Notary Public for Oregon

My commission expires _____

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Notary Public for Oregon

My commission expires _____

Notary Public for Oregon

My commission expires _____

Notary Public for Oregon

My commission expires _____

STATE OF OREGON, County of _____) ss.

The foregoing instrument was acknowledged before me this

_____ 19 _____, by _____,

_____ president, and by _____,

_____ secretary of _____

_____ corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: _____ (SEAL)

STATE OF OREGON,

County of _____ ss.

I certify that the within instrument was

received for record on the _____

day of _____, 19 _____,

at _____ o'clock _____ M., and recorded

in book _____ on page _____ or as

file/reel number _____,

Record of Deeds of said county.

Witness my hand and seal of County

affixed.

By _____

Recording Officer

Deputy

MOUNTAIN TITLE COMPANY

20842

HTC NO: 24300-K

EXHIBIT "A"
LEGAL DESCRIPTION

Lot 33, Section 9, SW1/4 SW1/4 SW1/4 and Lot 15, Section 10; W1/2 NW1/4 NW1/4 and NW1/4 SW1/4 NW1/4 of Section 15; and Lots 1, 10, 11 of Section 16; all in Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPT a portion of Sections 15 and 16, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the quarter corner common to Sections 9, 10, 15 and 16, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon; thence South 4 degrees West 1,820.20 feet, more or less, to an iron pin on the South line of Lot 11 of said Section 16 which is the true point of beginning; thence West along said line a distance of 687.20 feet, more or less, to an iron pin on the East bank of the Williamson River; thence Northerly along said East bank a distance of 136.30 feet, more or less to an iron pin; thence East parallel to said South line of Lot 11 a distance of 904 feet, more or less, to an iron pin on the West line of a private roadway; thence South along West lot line a distance of 138.40 feet, more or less, to an iron pin on the South line of said Lot 11; thence West along said South line a distance of 176.80 feet, more or less, to the true point of beginning.

Tax Account No:	3507 00900 00500	3507 01000 00300
	3507 00100 00300 000 01	3507 01000 00400
	3507 01500 00300	3507 01500 00300 000 01
	3507 01600 00100	

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 15th day
of Oct. A.D. 19 90 at 4:29 o'clock P M., and duly recorded in Vol. M90
of Deeds on Page 20841
By Evelyn Biehn County Clerk
By Pauline Mulholland

FEE \$33.00