

ORIGINAL

23791

WARRANTY DEED

deceased 8/14/76

~~MARVIN H. ROEDER~~ and LUCILLE J. ROEDER, husband and wife, Grantors, convey unto theSTATE OF OREGON, by and through its DEPARTMENT OF TRANSPORTATION, Highway Division,
Grantee, fee title to the following described property:

PARCEL 1 - Fee

A parcel of land lying in the NE $\frac{1}{4}$ NW $\frac{1}{4}$ and the NW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 8, Township 33 South, Range 7 $\frac{1}{2}$ East, W.M., Klamath County, Oregon; the said parcel being that portion of said subdivisions included in a strip of land variable in width, lying on the Southerly side of the Crater Lake Highway as said highway has been relocated, which center line is described as follows:

Beginning at Engineer's center line Station 150+00, said station being 4193.74 feet South and 3818.81 feet East of the Northwest corner of Lot 3, Section 6, Township 33 South, Range 7 $\frac{1}{2}$ East, W.M.; thence South 51° 18' 52" East 1174.34 feet; thence on a spiral curve left (the long chord of which bears South 55° 16' 17" East 499.05 feet) 500 feet; thence on a 1206.23 foot radius curve left (the long chord of which bears South 70° 06' 46" East 290.79 feet) 291.50 feet; thence on a spiral curve left (the long chord of which bears South 84° 57' 14" East 499.05 feet) 500 feet; thence South 88° 54' 39" East 3940.76 feet to Engineer's Station 214+06.60.

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

Station	to	Station	Width on Southerly Side of Center Line
166+74.34		169+65.84	80
169+65.84		174+65.84	80 in a straight line to 45
174+65.84		214+06.60	45

Bearings are based upon the Oregon Co-ordinate System of 1983, South Zone.

The parcel of land to which this description applies contains 2,450 square feet, more or less, outside of the existing right of way.

TOGETHER WITH all abutter's rights of access between the relocated Crater Lake Highway and Grantors' remaining real property, EXCEPT, however,

Reserving access rights for the service of Grantors' 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_:

90 DEC 17 PM 12 41

Highway Division
File 6068-012
9B-36-12

Hwy. Engr's Sta.	Side of Hwy.	Width	Purpose
171+50	S	35'	Unrestricted
181+11	S	35'	Unrestricted

Grantors also grant to Grantee, its successors and assigns, a temporary easement for a work area for construction purposes to be used by Grantee in connection with the reconstruction, widening and improvement of the Crater Lake Boundary-Fort Klamath Section of the relocated Crater Lake Highway over and across the following described property:

PARCEL 2 - Temporary Easement For Work Area (3 years or duration of project)

A parcel of land lying in the NW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 8, Township 33 South, Range 7 $\frac{1}{2}$ East, W.M., Klamath County, Oregon; the said parcel being that portion of said NW $\frac{1}{4}$ NE $\frac{1}{4}$ lying between lines at right angles to the center line of the relocated Crater Lake Highway at Engineer's Stations 193+25 and 193+80 and included in a strip of land 55 feet in width, lying on the Southerly side of said center line, which center line is described in Parcel 1.

EXCEPT therefrom Parcel 1.

The parcel of land to which this description applies contains 550 square feet, more or less.

IT IS UNDERSTOOD that the easement rights herein granted shall terminate three (3) years from the date hereof or upon completion of the above-mentioned construction project, whichever is sooner.

IT IS ALSO UNDERSTOOD that the easement herein granted does not convey any right or interest in the above-described Parcel 2, except as stated herein, nor prevent Grantors from the use of said property; provided, however that such use does not interfere with the rights herein granted.

Grantors hereby covenant to and with Grantee, its successors and assigns, that they are the owners of all the above-described property which is free from encumbrances, except

Highway Division
File 6068-012
9B-36-12

for easements, conditions, and restrictions of record, and will warrant the property herein conveyed and the easement rights herein granted 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 Grantors for this conveyance is

\$ 150.00

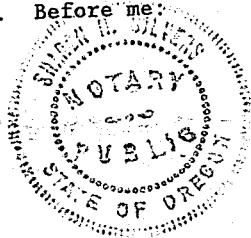
Dated this 30th day of October, 1990.

X deceased
Marvin H. Roeder

X Lucille J. Roeder
Lucille J. Roeder

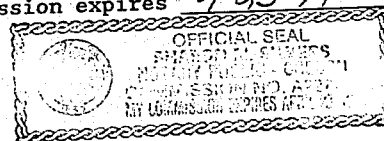
STATE OF OREGON, County of Lane

October 30, 1990. Personally appeared the above named ~~Marvin H. Roeder~~ and Lucille J. Roeder, who acknowledged the foregoing instrument to be their voluntary act. Before me:



Sharon M. Silvers
Notary Public for Oregon

My Commission expires 4-23-94



9-6-90
Page 3 - WD
ael/tew

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

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Oregon Hwy Div.
on this 17th day of Dec. A.D., 1990
at 12:41 o'clock P.M. and duly recorded
in Vol. M90 of Deeds Page 24922
Evelyn Biehn County Clerk
By Pauline Mullins

Deputy.

Fee, \$15.00