

K-41783
DEED

FRANK F. GANONG, JOYCE THARALSON and THE ERLING THARALSON INVESTMENT CO., Grantor, hereby conveys unto KLAMATH COUNTY, a political subdivision of the State of Oregon, Grantee, the real property described on Exhibit "A" attached hereto and incorporated herein by this reference, free and clear of all liens and encumbrances except the real property taxes, and assessments and accrued interest thereon which are now a lien and which Grantee, in partial consideration of this deed, has agreed to assume and pay in full.

The consideration for this deed includes roadway re-construction and other consideration not stated in dollars.

SUBJECT TO THE FOLLOWING LAW:

"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." ORS 93.040

WITNESS the signatures of the Grantors:

Frank F. Ganong
Frank F. Ganong

STATE OF OREGON)
County of Klamath) ss

This instrument was acknowledged before me this 20 day of ~~August~~ September, 1990, by Frank F. Ganong.

Linda M. Gony
Notary Public for Oregon
My commission expires: 11-1-90

Joyce Tharalson
Joyce Tharalson

This instrument was acknowledged before me this 30th day of August, 1990, by Joyce Tharalson.



Tina L. Miralles
Notary Public for California
My commission expires: Oct. 13, 1990

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The Erling Tharalson Investment Co.,
a Nevada Corporation,

by *Ira J. Miller*
Its ~~President~~
Secretary

STATE OF CALIFORNIA)
County of LOS ANGELES) ss

This instrument was acknowledged before me this 27th day of August, 1990, by IRA J. MILLER, SECRETARY, ~~President~~ of The Erling Tharalson Investment Co., a Nevada Corporation.



Lennie E. Jobe
Notary Public for CALIFORNIA
My commission expires: 1-25-94

After recording return to: KCTC

Section: Bristol/Washburn Way
Highway: Washburn /
County : Klamath

ORIGINAL

Frank F. Ganong,
Joyce Tharalson, Erling Tharalson
Tharalson Investment Co., Inc.
A Nevada Corporation
11-01-89

747

EXHIBIT "A"

DESCRIPTION OF PROPERTY

The following described real property situate in Klamath County, Oregon:

PARCEL 1: A parcel of land in Tracts 12 and 13 of Altamont Ranch Tracts situated in the SW $\frac{1}{4}$ of Section 10, Township 39 South, Range 9 East, W.M. being more particularly described as follows:

A 60.00 foot road right-of-way being 30.00 feet on each side of the following described centerline. Commencing at the Northeast corner of Tract 12, Altamont Ranch Tracts; thence N. 88°55'18" W. along the North line of said Tract 12, 1268.72 feet to the right-of-way of Washburn Way; thence S. 00°10'50" W. along the right-of-way line 30.00 feet to the true point of beginning; thence S. 88°55'18" E., 180.60 feet to a curve to the right; thence along the arc of a 140.00 foot radius curve to the right (=53°44'18") 131.31 feet; thence S. 35°11'00" E. 154.53 feet to a curve to the left; thence along the arc of a 210.00 foot radius curve to the left (=54°33'55") 199.99 feet; thence S. 89°44'55" E. 54.50 feet. Said right-of-way containing 0.99 acres more or less.

PARCEL 2: A parcel of land in Tract 12 of Altamont Ranch Tracts situated in the SW $\frac{1}{4}$ of Section 10, Township 39 South, Range 9 East, W.M. being more particularly described as follows:

Commencing at the Northeast corner of Tract 12, Altamont Ranch Tracts; thence N. 88°55'18" W. along the North line of said Tract 12, 1268.72 feet to the right-of-way of Washburn Way; thence S. 00°10'50" W. (S. 00°06' E. by Plat) along the right-of-way line 60.00 feet to the true point of beginning; thence continuing S. 00°10'50" W. along the right-of-way line 225.56 feet to the South boundary line of said Tract 12; thence S. 89°44'55" E. along the South line 30.00 feet; thence N. 00°10'50" E. (N. 00°06' W. by Plat) 225.13 feet to the South right-of-way line of Parcel #1; thence N. 88°55'18" W. 30.00 feet to the point of beginning. Containing 0.155 acres more or less.

PARCEL 3: A parcel of land in Tracts 13 and 14 of Altamont Ranch Tracts situated in the SW $\frac{1}{4}$ of Section 10, Township 39 South, Range 9 East, W.M. being more particularly described as follows:

Commencing at the Southeast corner of Tract 14, Altamont Ranch Tracts; thence S. 89°19'02" W. along the South line of Tract 14, 1177.65 feet to the true point of beginning; thence continuing S. 89°19'02" W. along the South line of Tract 14, 30.00 feet to the East right-of-way line of Washburn Way; thence N. 00°10'50" E. along the East right-of-way line 150.92 feet; thence N. 04°07'55" W. along the East right-of-way line 531.14 feet to the North line of Tract 13; thence S. 89°44'55" E. along the North line of Tract 13, 15.00 feet; thence S. 04°26'16" E. 682.30 feet to the point of beginning. Containing 0.282 acres more or less.

11-01-89

bjs

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 11th day
of Jan. A.D., 19 91 at 2:11 o'clock P.M., and duly recorded in Vol. M91
of Deeds on Page 745

FEE \$38.00

Evelyn Biehn County Clerk

By Pauline Mullendare