

27042

Highway Division
File 6068-015
9B-36-12

ASPEN 35468

WARRANTY DEED

GLENN T. WILLIAMS and RENA A. WILLIAMS, husband and wife, Grantors, convey unto the STATE 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 Lots 11 and 12, Section 9, Township 33 South, Range 7 $\frac{1}{2}$ East, W.M., Klamath County, Oregon and being a portion of that property described in that deed to Glenn T. and Rena A. Williams, recorded in Book M-86, Page 6647 of Klamath County Record of Deeds; the said parcel being that portion of said property included in a strip of land 40 feet in width, lying on the Easterly side of the center line 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 234+17.35, said station being 4324.02 feet North and 3062.12 feet West of the Southeast corner of Section 9, Township 33 South, Range 7 $\frac{1}{2}$ East, W.M.; thence South 17° 09' 01" East 2579.71 feet; thence on a 22,918.31 foot radius curve left (the long chord of which bears South 17° 17' 16" East 110.04 feet) 110.05 feet; thence South 17° 25' 31" East 4814.77 feet to Engineer's center line Station 309+21.88.

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

The parcel of land to which this description applies contains 1.29 acres, more or less, outside of the existing right of way.

TOGETHER WITH ALL abutter's rights of access between the above-described parcel 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 places, in the following widths, and for the following purposes:

Hwy. Engr's Sta.	Side of Hwy.	Width
255+38	E	35'
258+07	E	35'
277+03	E	35'

The access rights reserved herein are subject to the statutes and regulations controlling access to the highway system. A standard Approach Road Permit must be applied for and obtained from the Highway Division's District Maintenance Office before

construction is begun. When the State constructs the approach road, Grantors will be required to sign a standard Approach Road Permit to assure proper operation and maintenance of the approach road.

Grantors also grant to Grantee, its successors and assigns, temporary easements for work areas for construction purposes 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 Lot 11, Section 9, Township 33 South, Range 7½ East, W.M., Klamath County, Oregon; the said parcel being that portion of said lot lying Northerly of a line at right angles to the center line of the relocated Crater Lake Highway at Engineer's Station 254+37 and included in a strip of land 50 feet in width, lying on the Easterly 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 3,300 square feet, more or less.

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

A parcel of land lying in Lots 11 and 12, Section 9, Township 33 South, Range 7½ East, W.M., Klamath County, Oregon and being a portion of that property described in that deed to Glenn T. and Rena A. Williams, recorded in Book M-86, Page 6647 of Klamath County Record of Deeds; the said parcel being that portion of said property lying Southerly of a line at right angles to the center line of the relocated Crater Lake Highway at Engineer's Station 259+00 and included in a strip of land 50 feet in width, lying on the Easterly 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 19,210 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 easements herein granted do not convey any right or interest in the above-described Parcels 2 and 3, 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 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 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

\$ 32,600.00 .

Dated this 7 day of March, 1991.

Glenn T. Williams
Glenn T. Williams

Rena A. Williams
Rena A. Williams

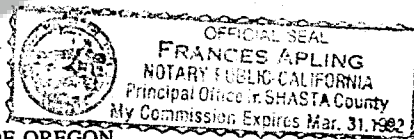
CALIFORNIA
STATE OF ~~OREGON~~, County of SHASTA

March 7, 1991. Personally appeared the above named Glenn T. Williams and Rena A. Williams, who acknowledged the foregoing instrument to be their voluntary act.

Before me:

Frances Apling
Notary Public for ~~Oregon~~ CALIFORNIA
My Commission expires 3-31-92

1-29-91
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ael/nb



STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

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

Aspen Title Co.
on this 18th day of March A.D., 19 91
at 9:02 o'clock A.M. and duly recorded
in Vol. M91 of Deeds Page 4796.
Evelyn Biehn, County Clerk
By Pauline Mueller

Deputy.

Fee, \$18.00