

27101

Vol. 99 Page 4877

ORIGINAL

Highway Division  
File 6068-028  
9B-36-11

35462

## WARRANTY DEED

LARRY R. LA FEVER and SHERRY L. LA FEVER, 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:

A parcel of land lying in Lot 3 of Section 31, Township 32 South, Range 7½ East, W.M., Klamath County, Oregon and being a portion of that property described in that deed to Larry R. and Sherry L. LaFever, recorded in Book M-89, Page 24790 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 Northeasterly 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 37+63.75, said station being 4824.53 feet North and 2527.34 feet West of the Southeast corner of Lot 4, Section 31, Township 32 South, Range 7½ East, W.M.; thence South 30° 02' 47" East 2144.98 feet; thence on a 7639.44 foot radius curve right (the long chord of which bears South 27° 29' 59" East 678.91 feet) 679.14 feet; thence South 24° 57' 11" East 3880.83 feet to Engineer's center line Station 104+68.70.

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

The parcel of land to which this description applies contains 7,500 square feet, more or less.

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 place\_, in the following width\_, and for the following purpose\_:

Hwy. Engr's Sta.	Side of Hwy.	Width	Purpose
69+53	East	35 feet	Unrestricted

Grantors hereby covenant to and with Grantee, its successors and assigns, that they are the owners of said property which is free from encumbrances, except for easements, conditions, and restrictions of record, and will warrant the same from all lawful claims whatsoever, except as stated herein.

9-18-90

9-18-90 3 25

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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 \$ 800.00

Dated this 27 day of February, 1991.

Larry R. La Fever  
Larry R. La Fever

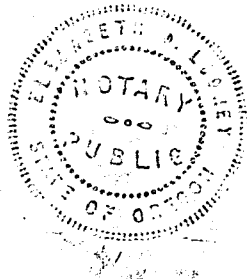
Sherry L. La Fever  
Sherry L. La Fever

STATE OF OREGON, County of Jackson

2/27/1991. Personally appeared the above named Larry R. La Fever and Sherry L. La Fever, who acknowledged the foregoing instrument to be their voluntary act. Before me:

Elizabeth L. Lacey  
Notary Public for Oregon

My Commission expires 12-20-93



9-18-90  
Page 2 - WD  
ael/NB

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

ASpen Title Co.

on this 18th day of March A.D., 19 91  
at 3:25 o'clock P.M. and duly recorded  
in Vol. M91 of Deeds Page 4877

Evelyn Biehn  
County Clerk

By Pauline M. Mendenhall

Fee, \$13.00

Deputy.

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