



K-43062

STATUTORY WARRANTY DEED
(Individual or Corporation)

FRANK F. GANONG, JOYCE THARALSON AND ERLING THARALSON INVESTMENT CO.,
a Nevada Corporation

conveys and warrants to STEVEN M. CARSON AND JOANNE CARSON, husband and wife

the following described real property in the County of KLAMATH and State of Oregon.

A tract of land situated in the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 10, Township 39 South, Range 9, E.W.M. and being a portion of Tract 12, Supplemental Plat of Altamont Ranch Tracts and being more particularly described as follows:

Beginning at an iron pin which bears N. 88°55'18" W. a distance of 1238.72 feet and S. 0°06'00" E. a distance of 60.0 feet from the Northeast corner of said Tract 12, Altamont Ranch Tracts, said point also being the Northeast corner of parcel described as Parcel 2 in deed to Klamath County, recorded in Volume M91 page 745, Deed records of Klamath County, Oregon; thence S. 88°55'18" E. a distance of 149.99 feet to an iron pin; thence along the arc of a 110 foot radius curve to the right a distance of 131.13 feet to an iron pin; thence S. 35°28'03" E. a distance of 154.53 feet to an iron pin; thence along the arc of a 240 foot radius curve to the left a distance 70.82 feet to a point on the North right-of-way line of Bristol Avenue; thence along said right-of-way line S. 89°56' W. a distance of 376.25 feet to an iron pin marking the Southeast corner of said Parcel 2 described above; thence N. 0°10'50" E. along the East line of said parcel a distance of 225.13 feet to the point of beginning.

1991 APR 23 AM 9 28

This property is free of liens and encumbrances, EXCEPT:

Subject to reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 21,000.00 (Here comply with the requirements of ORS 93.030*).

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 THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

DATED this 13th day of April 19 91. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Frank F. Ganong
FRANK F. GANONG

ERLING THARALSON INVESTMENT CO.,
A Nevada Corporation

X BY: Erin J. Miller Secretary

X Joyce Tharalson
JOYCE THARALSON

STATE OF OREGON, County of Klamath)ss.
The foregoing instrument was acknowledged before me
this 22nd day of April 19 91
by Frank F. Ganong

CORPORATE ACKNOWLEDGEMENT
STATE OF OREGON, County of _____)ss.
The foregoing instrument was acknowledged before me
this _____ day of _____ 19 _____
by _____ and
by _____
of _____
a corporation, on behalf of the corporation.

Debra Beckingham
Notary Public for Oregon
My commission expires: 12-19-92

Notary Public for Oregon
My commission expires:

After recording return to:

Mr. & Mrs. Steven Carson
13967 Hill Rd.
Klamath Falls, Oregon 97603
NAME, ADDRESS, ZIP

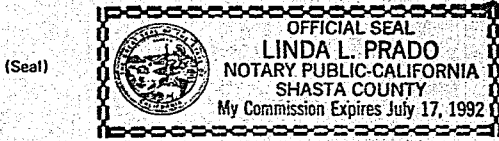
Until a change is requested all tax statements shall be sent to the following address:
Same As Above

THIS SPACE RESERVED FOR RECORDER'S USE

STATE OF CALIFORNIA
COUNTY OF Shasta } ss.

On April 13th, 1991, before me, the undersigned, a Notary Public in and for said State, personally appeared
Joyce Tharalson
personally known to me or proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is
subscribed to the within Instrument and acknowledged that she executed the same.

WITNESS my hand and official seal.



Linda L. Prado
(Notary Public's Signature)

023200 9-82* 25 PS Individual Notarial Acknowledgment

CORPORATE ACKNOWLEDGMENT

NO. 202

State of CALIFORNIA
County of LOS ANGELES } ss.

On this the 18 day of April 1991, before me,
Lennie E. Jobe
the undersigned Notary Public, personally appeared

IRA J. MILLER

personally known to me
 proved to me on the basis of satisfactory evidence
to be the person(s) who executed the within instrument as
Secretary or on behalf of the corporation therein
named, and acknowledged to me that the corporation executed it.
WITNESS my hand and official seal.



Lennie E. Jobe
Notary's Signature

7120 122

NATIONAL NOTARY ASSOCIATION • 23012 Ventura Blvd. • P.O. Box 4625 • Woodland Hills, CA 91364

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 23rd day
of April A.D., 19 91 at 9:28 o'clock A M., and duly recorded in Vol. M91
of Deeds on Page 7359

FEE \$33.00

EVELYN BIEHN County Clerk
By Berntha W. Hitch