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36356
Aspen
TITLE & ESCROW, INC.
WARRANTY DEED (INDIVIDUAL)

Vol. 1191 Page 8224

SUE C. WARNER and CAROL ANN LOPEZ

convey(s) to WADE LUNDE

, hereinafter called grantor,

County of Klamath, State of Oregon, described as:

SEE ATTACHED EXHIBIT "A"

"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."

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except

SEE ATTACHED EXHIBIT "A"

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 29,000.00. "However, the actual consideration consists of or includes other property or value given or promised which is ^{the whole} _{part of the} consideration (indicate which)* (Delete between symbols; if not applicable. See ORS 93.030)

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 2nd day of May, 1991.

Sue C. Warner
Carol Ann Lopez

STATE OF OREGON, County of Klamath) ss.

May 2, 19 91.

Personally appeared the above named SUE C. WARNER AND CAROL ANN LOPEZ

instrument to be their voluntary act and deed. and acknowledged the foregoing

Before me:

Charlotte Haez
Notary Public for Oregon
My Commission Expires: 9-20-93

Sue C. Warner and Carol Ann Lopez

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

MR. WADE LUNDE

341 Martin

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

SAME

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____ ss.

I certify that the within instrument was received for record on the _____ day of _____, 19 _____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as document/fee/file/instrument/microfilm No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____

Deputy

EXHIBIT "A"

All that tract of land lying East of the centerline of the County Road, as now constructed, in the NE 1/4 SE 1/4 of Section 21, Township 39 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and being more particularly described as follows:

Beginning at the section corner common to Sections 21, 22, 27 and 28, said Township and Range; thence North along the section line a distance of 1320 feet, more or less to the Southeast corner of the NE 1/4 SE 1/4 of Section 21, which is the true point of beginning of this description; thence West along the South boundary of said NE 1/4 SE 1/4 of Section 21 a distance of 60.7 feet to the centerline of the county road (Round Lake Road) as now constructed; thence along said centerline North 48 degrees 56' West 73.7 feet; North 73 degrees 22' West 335.5 feet; North 34 degrees 01' West 658.6 feet and North 26 degrees 21' West 702.7 feet to the North boundary of said NE 1/4 SE 1/4 of Section 21; thence leaving said centerline of County Road and bearing East along said North boundary 1118.0 feet more or less to the Northeast corner thereof; thence South along the East boundary 1320.0 feet to the true point of beginning.

CODE 5 & 20 MAP 3908-2100 TL 800 KEY #580204
CODE 20 & 5 MAP 3908-2100 TL 800 KEY #705437

SUBJECT TO:

1. Subject to rules and regulations of Fire Patrol District.
2. Rights of the public in and to any portion of the herein described premises lying within the boundaires of roads or highways.

3. Easement, including the terms and provisions thereof:

For: Right of way
Granted to: The California Oregon Power Company
Recorded: September 28, 1927
Book: 76
Page: 506

4. Easement, including the terms and provisions thereof:

For: Right of way
Granted to: The California Oregon Power Company
Recorded: April 26, 1926
Book: 69
Page: 493

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 2nd day
of May A.D., 19 91 at 3:47 o'clock P.M., and duly recorded in Vol. M91,
of Deeds on Page 8224.

FEE \$33.00

Evelyn Biehn County Clerk

By Pauline M. Mendenhall