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MTIC 27156 Vol 92 Page 8398

TICOR TITLE INSURANCE

STATUTORY WARRANTY DEED

SUSAN L. QUIRING Grantor,
conveys and warrants to RICHARD CAUDILL AND RACHEL CAUDILL, HUSBAND AND WIFE
Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in
KLAMATH County, Oregon, to wit:

SEE 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. The said property is free from encumbrances except

SEE EXHIBIT "A"

The true consideration for this conveyance is \$ 8,500.00

(Here comply with the requirements of ORS 93.030)

Dated this 6th day of ~~MARCH~~ April 19 92

Susan L. Quiring
SUSAN L. QUIRING

Province of Alberta, Canada
State of Oregon, County of _____

The foregoing instrument was acknowledged before me this
6th day of April, 1992 by
Susan L. Quiring

State of Oregon, County of _____

The foregoing instrument was acknowledged before me this
____ day of _____, 19____ by
____ President and
____ Secretary of
____ a
____ corporation,

on behalf of the corporation.

Michael G. Birchall
Notary Public for Oregon
My commission expires: lifetime
Notary Public for Oregon, Canada
My commission expires: lifetime

Notary Public for Oregon
My commission expires:

WARRANTY DEED

SUSAN L. QUIRING
RICHARD CAUDILL AND RACHEL CAUDILL

GRANIOR
GRANTEE

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

RICHARD CAUDILL

P. O. BOX 177

CHEMULT, OR 97731

Escrow No. 36144 Title No. 27156

After recording return to:

RICHARD CAUDILL
ABOVE

This Space Reserved for Recorder's Use

EXHIBIT A
LEGAL DESCRIPTION

8399

A portion of the SW 1/4 SW 1/4 of Section 21, Township 27 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a point on the South line of said Section 21, which point is 435.6 feet East of the Southwest corner of said Section 21 said point also being the Southeast corner of that certain parcel of land conveyed from G. C. Palmer, et ux, to Charles A. Wing, et al., by Deed dated November 2, 1945, recorded July 26, 1948 in Deed Volume 223, page 195, Records of Klamath County, Oregon; thence North along the East line of the above mentioned parcel of land, 800 feet; thence East to a point which is 300 feet from, when measured at right angles to, the Southwesterly right of way line of the Dalles-California Highway, as now located and constructed; thence South 19 degrees 24' East along a line parallel to and 300 feet from, when measured at right angles to, the Dalles-California Highway, to the South line of the SW 1/4 SW 1/4 of said Section 21; thence West along the South line of said Section 21, 328.9 feet, more or less, to the point of beginning.

TOGETHER WITH an exclusive 20 foot easement for ingress and egress over and across the following described real property, to wit:

A portion of the SW 1/4 SW 1/4 of Section 21, Township 27 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the Westerly line of the right of way of the Dalles-California Highway which is South 19 degrees 24' East 130 feet from the Southeast corner of Lot 1, Block 7, Chemult, Klamath County, Oregon; thence South 70 degrees 36' West 300 feet; thence South 19 degrees 24' East 375 feet; thence North 70 degrees 36' East 300 feet, more or less to the Westerly line of the Dalles-California Highway; thence along the Westerly line of the right of way of said highway, North 19 degrees 24' West 20 feet; thence South 70 degrees 36' West 300 feet; thence South 19 degrees 24' East 20 feet to the point of beginning.

SUBJECT TO: RIGHTS OF THE PUBLIC IN AND TO ANY PORTION OF THE HEREIN DESCRIBED PREMISES LYING WITHIN THE LIMITS OF STREETS, ROADS AND HIGHWAYS; RESERVATIONS AND RESTRICTIONS AND EASEMENTS AS CONTAINED IN DEED RECORDED IN VOLUME 105, PAGE 177, AND CORRECTION DEED RECORDED IN VOLUME 135, PAGE 269, DEED RECORDS OF KLAMATH COUNTY, OREGON; AN EASEMENT CREATED BY INSTRUMENT, SUBJECT TO THE TERMS AND PROVISIONS THEREOF FOR WATER SYSTEM IN FAVOR OF C. C. "JACK" GREWELL, FLORA MAE BLACK AND EARL BLACKLEY AND BELBA BLACKLEY, DATED MAY 6, 1974, RECORDED JULY 3, 1979 IN BOOK M79, PAGE 15820, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 20th day
of April A.D., 19 92 at 2:34 o'clock P.M., and duly recorded in Vol. M92,
of Deeds on Page 8398.

FEE \$35.00

Evelyn Biehn County Clerk
By Pauline Melander

22A