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WARRANTY DEED

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AFTER RECORDING RETURN TO:
KELLY D. TALLENT

2176 Ward St
Klamath Falls, OR 97603

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

IRENE L. SMITH formerly IRENE LEWIS HUGHEY, also known as IRENE L. HUGHEY, hereinafter called GRANTOR(S), convey(s) to KELLY D. TALLENT hereinafter called GRANTEE(S), all that real property situated in the County of KLAMATH, State of Oregon, described as:

A tract of land in the SE 1/4 NW 1/4 of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at a point 30 feet Westerly from the center line of Miller Lane and 495 feet Northerly from the Southerly line of the right of way of the Dalles-California Highway, and which point of beginning also lies South 88 degrees 59' West a distance of 50.4 feet along the Southerly line of the NW 1/4 of said Section 2, and North 0 degrees 58' West a distance of 495 feet from the iron pin in the pavement of the Dalles-California Highway which marks the center of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, and running thence South 88 degrees 59' West parallel to the Southerly line of NW 1/4 of said Section 2, a distance of 133.8 feet, more or less, to a point on the Easterly line of the tract heretofore deeded to C. V. Holmes and Lucille Holmes and recorded on Page 571 of Book 67 of Deed Records of Klamath County, Oregon; thence North 0 degrees 34' West along the Easterly boundary of said Holmes tract mentioned above a distance of 65 feet to a point; thence North 88 degrees 59' East parallel to the Southerly line of the NW 1/4 of said Section 2, a distance of 133.3 feet to a point which lies on the Westerly right of way line of Miller Lane and is 30 feet Westerly from the center line of said Miller Lane; thence South 0 degrees 59' East along said Westerly right of way line of Miller Lane a distance of 65 feet, more or less, to the point of beginning.

CODE 41 MAP 3909-26D TL 2400

"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."

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land,

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
\$31,000.00.

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 10th day of July, 1992.

Irene L. Smith
IRENE L. SMITH

Continued on next page

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STATE OF OREGON, County of Klamath) ss.

July 13, 1992

Personally appeared the above named IRENE L. SMITH and
acknowledged the foregoing instrument to be HER voluntary act
and deed.

Notary Public for OREGON
My Commission Expires: 7/23/92

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co. the 15th day
of July A.D., 19 92 at 3:25 o'clock P M., and duly recorded in Vol. M92
of Deeds on Page 15608

FEE \$35.00

Evelyn Biehn, County Clerk

By Pauline M. Mendenhall