

56391

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

SPECIAL WARRANTY DEED

Vol. m93 Page 1048

After recording return to:

Klamath County Public Works
334 Main Street
Klamath Falls, OR

Schwab Properties, Ltd., a limited partnership, Grantor, conveys and specially warrants to Klamath County, a Political Subdivision of the State of Oregon, Grantee, the following described real property free of encumbrances created or suffered by the Grantor except as specifically set forth herein:

A tract of land for road purposes in Lot 17 of PLEASANT HOME TRACTS NO. 2, in the SE1/4 NE1/4 Section 2, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and more particularly described as follows:

Beginning at the intersection of the West right of way of Madison Street (East line of said Lot 17) and the North right of way of State Highway 140 (South Sixth Street) as deeded to the State of Oregon and recorded in deed Volume 354, page 206, Deed Records of Klamath County, Oregon; said intersection also being North 00°28'00" West 40.00 feet and South 89°22'14" West 30.00 feet from the East one quarter corner of said Section 2; thence North 00°28'00" West 20.00 feet along the West right of way of Madison Street to a 5/8" iron pin; thence South 44°27'07" West 28.32 feet to a 5/8" iron pin on the North right of way of said Highway 140; thence North 89°22'14" East 20.00 feet along said North right of way to the point of beginning, containing 200.00 square feet.

Bearings for this description are based on the East boundary (Centerline of Madison Street) of Pleasant Home Tracts No. 2.

Subject to all restrictions, reservations, easements, encumbrances and other interests of record as of the date this instrument is recorded.

The true consideration for this conveyance is One Thousand and no/100's Dollars (\$1,000.00).

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 PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS, WHICH IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE, 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 EXISTENCE OF FIRE PROTECTION FOR STRUCTURES.

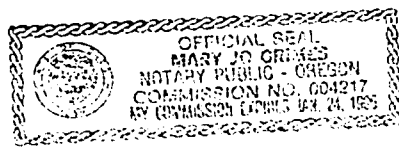
DATED this 4th day of January, 1993.

SCHWAB PROPERTIES, LTD., a limited partnership

By: Margaret J. Denton
Margaret J. Denton, General Partner

STATE OF OREGON)
County of Crook) ss.

This instrument was acknowledged before me on January 4, 1993, by Margaret J. Denton, General Partner of Schwab Properties, Ltd., a limited partnership.



Mary Jo Grimes
Notary Public for Oregon, Residing in Prineville
My Commission Expires: 1/24/95

SPECIAL WARRANTY DEED

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County the 14th day
of Jan. A.D., 19 93 at 10:41 o'clock AM., and duly recorded in Vol. M93
of Deeds on Page 1048.

FEE \$none

Evelyn Biehn
By Margaret J. Denton County Clerk