

59701 '93 APR 9 AM 11 47 UTC 29542 Vol. m93 Page 7390

HERBERT D. SWANSON AND MARY C. SWANSON

Grantor,

conveys and warrants to DORAN H. COX

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

2409 030CD 400 & 500

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The property is free from encumbrances except THOSE SHOWN ON THE REVERSE SIDE IF ANY

The true consideration for this conveyance is \$ 25,000.00 (Here comply with the requirements of ORS 93.030)

Dated this day of , 19

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.

ARIZONA

STATE OF OREGON, County of Maricopa ) ss.

This instrument was acknowledged before me on April 6, 1993, by HERBERT D. SWANSON AND MARY C. SWANSON

MARY C. SWANSON

Shirley A. Dapley  
Notary Public for Oregon ARIZONA  
My commission expires Feb. 23, 1996

WARRANTY DEED

HERBERT D. SWANSON

GRANTOR

DORAN H. COX

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

DORAN H. COX

P. O. BOX 10

NOXON, MT 59853

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

SPACE RESERVED  
FOR  
RECORDER'S USE

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 fee/file/instrument/microfilm/reception No. Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME

TITLE

By

Deputy

0881

7391

1. Rights of the Public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
2. The premises herein described are within and subject to the statutory powers, including the power of assessments, of Crescent Sanitary District.
3. Reservations and restrictions as contained in Deed recorded September 29, 1925 in Volume 68, page 385, Deed Records of Klamath County, Oregon, to wit;

"There is reserved from the lands hereby granted, a right of way thereon for ditches or canals constructed by the authority of the United States."

LEGAL DESCRIPTION  
EXHIBIT "A"

7392

Parcel 1:

A tract of land situated in the SE1/4 of the SW1/4 of Section 30, Township 24 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of the SE1/4 of the SW1/4 of Section 30; thence Southerly along the East boundary of said SE1/4 of SW1/4, 200 feet to the point of beginning; thence West 120 feet; thence South 100 feet; thence East 120 feet; thence North 100 feet to the point of beginning.

Parcel 2:

A parcel of land situated in the SE1/4 of the SW1/4 of Section 30, Township 24 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point which is North 39 degrees 40' East 209 feet from a point which is South 39 degrees 40' West, 290 feet and South 50 degrees 20' East 499 feet from the intersection of the South line of Crescent, Oregon and the Easterly line of Main Street of Crescent, Oregon; thence North 50 degrees 20' West 199 feet; thence North 39 degrees 40' East to a point on said line which is 60 feet Southerly on said line of the intersection of said line and the North line of said SE1/4 SW1/4, thence Southerly and parallel to the East line of said SE1/4 SW1/4, a distance of 139 feet to a point, thence Easterly and parallel to the North line of said SE1/4 SW1/4, a distance of 30 feet to a point; thence Southerly and parallel to the East line of said SE1/4 SW1/4, a distance of 200 feet to a point; thence North 50 degrees 20' West a distance of 32 feet more or less to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co  
of April A.D., 19 93 at 11:47 o'clock A.M. and duly recorded in Vol. M93 day  
of Deeds on Page 7390

FEE \$40.00

Evelyn Biehn - County Clerk

By Pauline Muelandore