

KLAMATH COUNTY TITLE COMPANY

Vol. 793 Page 17986

K-45521

STATUTORY WARRANTY DEED (Individual or Corporation)

ANNABELL CRAIN

conveys and warrants to JOHN W. WOLTER AND WANDA L. WOLTER, HUSBAND AND WIFE Grantor.
the following described real property in the County of KLAMATH and State of Oregon. Grantee.

BEGINNING AT A POINT 1,237.5 FEET NORTH AND 990 FEET EAST OF AN IRON PIN DRIVEN INTO THE GROUND ON THE PROPERTY OF OTIS V. SAYLOR AT THE SOUTHWEST CORNER OF THE NW $\frac{1}{4}$ OF SECTION 1 IN TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, WHICH IRON PIN IS 30 FEET EAST OF THE CENTER OF A ROAD INTERSECTING THE KLAMATH FALLS-LAKEVIEW HIGHWAY FROM THE NORTH AND 30 FEET NORTH OF THE CENTER OF SAID HIGHWAY; THENCE NORTH 132 FEET; THENCE EAST 270 FEET; THENCE SOUTH 132 FEET; THENCE WEST 270 FEET TO THE PLACE OF BEGINNING.

EXCEPTING THEREFROM, THE WEST 158.5 FEET AS CONVEYED BY GLENN A. PRUNER AND DORA O. PRUNER, HUSBAND AND WIFE TO DELBERT L. EAYRS AND JOAN K. EAYRS, HUSBAND AND WIFE, IN DEED VOLUME 323 PAGE 269 AND VOLUME 326 PAGE 54, AND CONVEYED BY GLENN A. PRUNER AND DORA O. PRUNER, HUSBAND AND WIFE TO CLARK S. KENDALL AND LAVERNE KENDALL, HUSBAND AND WIFE, IN DEED VOLUME 326 PAGE 197, DEED RECORDS OF KLAMATH COUNTY, OREGON.

This property is free of liens and encumbrances, EXCEPT:

SUBJECT TO:

RESERVATIONS AND RESTRICTIONS OF RECORD, RIGHTS OF WAY, AND EASEMENTS OF RECORD AND THOSE APPARENT UPON THE LAND, CONTRACTS AND/OR LIENS FOR IRRIGATION AND/OR DRAINAGE.

The true consideration for this conveyance is \$ 21,000.00 (Here comply with the requirements of ORS 93.030*).

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 THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

DATED this 23rd day of July 19 93. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Annabell Crain
ANNABELL CRAIN

STATE OF OREGON, County of Klamath ss.
The foregoing instrument was acknowledged before me
this 23rd day of July 19 93
by ANNABELL CRAIN

[Signature]
Notary Public for Oregon
My commission expires: 9/8/95

After recording return to:
JOHN W. & WANDA L. WOLTER
1417 HOMEDALE
KLAMATH FALLS OR 97603

NAME, ADDRESS, ZIP

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

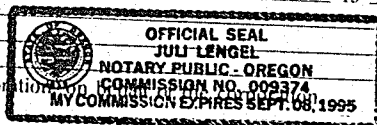
JOHN W. & WANDA L. WOLTER
1417 HOMEDALE
KLAMATH FALLS OR 97603

NAME, ADDRESS, ZIP

CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of _____ ss.
The foregoing instrument was acknowledged before me
this _____ day of _____ 19 _____

by _____ and
by _____ of _____
a corporation.



Notary Public for Oregon

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Klamath County Title Co

on this 23rd day of July A.D., 19 93
at 1:23 o'clock P.M. and duly recorded
in Vol. M93 of Deeds Page 17986

Evelyn Biehn County Clerk

By [Signature] Deputy.

Fec. \$30.00