

65251

WHEN RECORDED MAIL TO:

S.O.S. Properties
P.O. Box 1684
Alturas, Ca. 96101

07-27-93P03:12 RCVD

Vol. m93 Page 18319
STATE OF OREGON

County of _____
I certify that the within instrument
was received for record on the _____ day
of _____, 19____,
at _____ o'clock _____ M. and recorded
in book _____ on page _____ or as
filing fee number _____, Rec-
ord of Deeds of said County.

Witness my hand and seal of County
affixed.

Title
By _____ Deputy

(Don't use this
space; reserved
for recording
label in coun-
ties where
used.)

MAIL TAX STATEMENTS TO:

ATC Coll. 1086
WARRANTY DEED

DAVID B. HATFIELD and SHIRLEY ANNE HATFIELD, as tenants by the entirety,
GRANTOR, conveys and warrants to
BRAD STAUB, DAVID STAUB, and KATHY OATES, individually and doing business
as S.O.S. PROPERTIES,
GRANTEE, the following described real property situate in Klamath County, Oregon, free of encumbrances except as
specifically set forth below:

(SEE REVERSE SIDE HEREOF)

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.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 35,000.00. However,
~~the actual consideration paid for this transfer, stated in terms of dollars, is \$ _____.~~

In construing this deed and where the context so requires, the singular includes the plural.

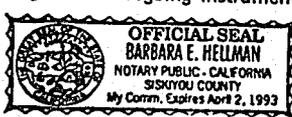
Dated this 30th day of July, 19 90.

David B. Hatfield
DAVID B. HATFIELD

Shirley Anne Hatfield
SHIRLEY ANNE HATFIELD

STATE OF CALIFORNIA, County of Siskiyou) ss. July 30, 19 90
Personally appeared the above named
DAVID B. HATFIELD and SHIRLEY ANNE HATFIELD

and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me: Barbara E. Hellman
Notary Public for
My commission expires April 2, 1993

MAIL TAX STATEMENTS AS DIRECTED ABOVE

Giacomini & Knieps
Attorneys at Law
706 Main Street
Klamath Falls, Oregon 97601

All the following described real property situate in Klamath County, Oregon, to-wit:

Parcel 1:

All that portion of Lot 16, Section 15, Township 41 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon, which lies East of the Northeasterly right of way line of the Dalles-California Highway (Highway #139) and West of the following described line:

Beginning at a point on the North boundary line of the State-Line Road which is North 30 feet and North 89°05' West a distance of 390.0 feet from the Southeast corner of said Lot 16, said point also lying on the Easterly right of way line of the U.S.R.S. J-3 Lateral; thence North 0°55' East, 161 feet, more or less, to a point on the North line of said Lot 16.

EXCEPTING from the above-described parcel any portion lying within the rights of way of the J-3 Lateral and the State Line Road.

Parcel 2:

A piece or parcel of land situate in Lot 15, Section 15, Township 41 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and more particularly described as follows:

Commencing at the intersection of the East line of Lot 16 of the said Section 15, Township 41 South, Range 11 East of the Willamette Meridian, with the line marking the Northerly boundary of the right of way of the State Line Road as the same is now located and constructed, said point being 30.0 feet, more or less, North of the Southeasterly corner of the said Lot 16, and running thence North 89°05' West, along the said road boundary 390 feet, more or less, to its intersection with the line marking the Easterly boundary of the rights of way of the J-3 Lateral of the U.S. Bureau of Reclamation Klamath Project; thence North 0°55' East along the said lateral boundary extended Northerly 161.0 feet, more or less, to a point in the Southerly boundary of the said Lot 15, of Section 15, which is the true point of beginning of this description, and running thence North 0°55' East 108.0 feet, more or less, to a point which is 269.0 feet distant at right angles Northerly from the said Northerly boundary of the right of way of the State Line Road; thence North 89°05' West parallel with the said Northerly boundary of the right of way of the State Line Road 430 feet, more or less, to a point in the said Easterly boundary of the right of way of the said J-3 Lateral; thence following the said Easterly boundary of the right of way of the J-3 Lateral Southeasterly, Easterly, and along a curve to the right with a radius of 110.0 feet, for a distance of 445 feet, more or less, to its intersection with the said line marking the Southerly boundary of the said Lot 15; thence Easterly along the said Lot boundary to the point of beginning.
EXCEPTING THEREFROM any portion lying within the right of way of the U.S.R.S. J-3 Lateral.

SUBJECT TO:

1. Rights of the public in and to any portion of the herein described premises lying within the boundaries of roads or highways.
2. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Klamath Irrigation District.
3. Reservation in Patent, recorded June 17, 1936, in Book 111 at Page 109, Deed Records.
4. A conflict appearing to exist between the legal description of record and the County Assessors Map. The Westerly boundary of Parcel 2 as sown on County Assessors Map does not follow the legal description of record. It appears the call "for a distance of 445 feet" is in error.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 27th day of July A.D., 19 93 at 3:12 o'clock P. M., and duly recorded in Vol. M93 of Deeds on Page 18319.

FEE \$35.00

Evelyn Biehn County Clerk
By Pauline Muelendorp