

73741

12-30-93A11:35 RCVD

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After recording return to grantee herein.
Until a change is requested send all tax
statements to grantee herein.

KEY TITLE NO. 31712
ESCROW NO. 22-13948
TAX ACCT. NO.
MAP #

GRANTEE'S NAME AND ADDRESS:

BRUCE A. STANDLEY
PO BOX 148
CHEMULT, OR 97731

WARRANTY DEED -- STATUTORY FORM
(INDIVIDUAL or CORPORATION)

CYRUS STANDLEY and OLIVER STANDLEY Grantor,

conveys and warrants to:

BRUCE A. STANDLEY, Grantee,

the following described real property free of encumbrances except as
specifically set forth herein:

SEE EXHIBIT "A" WHICH IS MADE A PART HEREOF BY THIS REFERENCE
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 TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST
PRACTICES AS DEFINED IN ORS 30.930.

The true consideration for this conveyance is \$47,700.00. However, if the
actual consideration consists of or includes other property or other value
given or promised, such other property or value was part of the/the whole of
the (indicate which) consideration. If grantor is a corporation, this has been
signed by authority of the Board of Directors.

Dated this 15 day of Dec., 1993,

GRANTOR(S):

Cyrus Standley
CYRUS STANDLEY

Oliver Standley by Betty Ann Standley
OLIVER STANDLEY *acting in fact*

STATE OF OREGON, County of Douglas ss.

This instrument was acknowledged before me on Dec. 15, 1993,
by CYRUS STANDLEY and OLIVER STANDLEY

Mary K Robbins
Notary Public for Oregon

My commission expires: 5-22-96

The S1/2 SE1/4 NW1/4 of Section 31 Township 30 South Range 8 East of the Willamette Meridian, Klamath County, Oregon, lying Easterly of the Southern Pacific Railroad right of way.

SUBJECT TO:

Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.

Reservations, restrictions and easements as contained in Land Status Report,
Recorded: December 22, 1958
Volume: 308, page 79, Microfilm Records of Klamath County, Oregon

An easement created by instrument, subject to the terms and provisions thereof,
Dated: July 15, 1983
Recorded: August 13, 1983
Volume: M83, page 15634, Microfilm Records of Klamath County, Oregon
In favor of: Telephone Utilities of Eastern Oregon, Inc., an Oregon corporation
For: Telephone line right-of-way easement

An easement created by instrument, subject to the terms and provisions thereof,
Dated: October 26, 1983
Recorded: October 27, 1983
Volume: M83, page 18559, Microfilm Records of Klamath County, Oregon
In favor of: Bruce A. Standley
For: Vehicular and foot traffic and installation of utilities

An easement created by instrument, subject to the terms and provisions thereof,
Dated: October 26, 1983
Recorded: October 27, 1983
Volume: M83, page 18563, Microfilm Records of Klamath County, Oregon
In favor of: Oliver P. Standley
For: Vehicular and foot traffic and installation of utilities
(Affects Parcel 1)

An easement created by instrument, subject to the terms and provisions thereof,
Dated: October 26, 1983
Recorded: October 27, 1983
Volume: M83, page 18567, Microfilm Records of Klamath County, Oregon
In favor of: Harold Cole and Phyllis Cole
For: Vehicular and foot traffic and installation of utilities

An easement created by instrument, subject to the terms and provisions thereof,
Dated: December 20, 1983
Recorded: December 22, 1983
Volume: M83, page 21934, Microfilm Records of Klamath County, Oregon
In favor of: Howard Lightner and Darlene Lightner
For: Vehicular and foot traffic and installation of utilities

Conditional Use Permit, subject to the terms and provisions thereof
Dated: January 9, 1985
Recorded: January 15, 1985
Volume: M85, page 875, Microfilm Records of Klamath County, Oregon

An easement created by instrument, subject to the terms and provisions thereof,
Dated: June 12, 1985
Recorded: July 2, 1985
Volume: M85, page 10178, Microfilm Records of Klamath County, Oregon
In favor of: Ronald N. Hesser and Beverly A. Hesser
For: Vehicular and foot traffic and installation of utilities

An easement created by instrument, subject to the terms and provisions thereof,
Dated: July 16, 1985
Recorded: July 18, 1985
Volume: M85, page 11391, Microfilm Records of Klamath County, Oregon
In favor of: Ronald Hesser and Beverly A. Hesser
For: Vehicular and foot traffic and installation of utilities

Memorandum of Lien for Line Extension, subject to the terms and provisions thereof
Dated: July 19, 1990
Recorded: August 12, 1990
Volume: M90, page 18288, Microfilm Records of Klamath County, Oregon
Estimated Amount: \$749.24

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 30th day
of Dec A.D., 19 93 at 11:35 o'clock A.M., and duly recorded in Vol. M93
of Deeds on Page 35448

FEE \$35.00

Evelyn Biehn - County Clerk

By Gautier Mueller