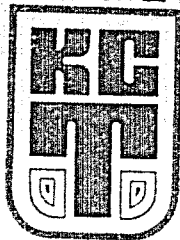


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KLAMATH COUNTY TITLE COMPANY

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K-46271

# STATUTORY WARRANTY DEED (Individual or Corporation)

CLAUDE W. DUKE AND NORMA JEAN DUKE

conveys and warrants to

TIMM BURR, INC., AN OREGON CORPORATION

, Grantor,

The following described real property in the County of KLAMATH and State of Oregon, Grantee,

All that portion of Lot 6, Section 34, Township 34 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:  
Beginning at a point which is North 30°30' East 150 feet from the intersection of the Westerly line of LaLakes Avenue with the Northerly line of Schonchin Street in West Chiloquin; thence North 59°30' West 116.3 feet thence North 30°30' East 209.2 feet from the intersection of the Westerly line of LaLakes Avenue with the Northerly line of Schonchin Street in West Chiloquin, Oregon; thence North 42°39' West 139.4 feet, more or less, to the State Highway; thence in a Northeasterly direction along the Southerly margin of the State Highway to its intersection with the Westerly line of LaLakes Avenue; thence Southwesterly along the Westerly line of LaLakes Avenue 250 feet, more or less, to the point of beginning.

Also known as tracts 48, 49, 50, 89, and 90 in Lot 6 in Section 34, Township 34 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and also Tracts 51 and 52 in Lot 6 in Section 34, Township 34 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

This property is free of liens and encumbrances, EXCEPT:

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

\*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 \$ 23,500.00

(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 4th day of March 19 94

If a corporate grantor, it has caused its name to be signed by

X Claude W. Duke  
CLAUDE W. DUKE

X Norma Jean Duke  
NORMA JEAN DUKE

STATE OF CALIFORNIA, County of EL DORADO )ss.  
The foregoing instrument was acknowledged before me  
this 4th day of MARCH 19 94  
by CLAUDE W. DUKE AND NORMA JEAN DUKE

CORPORATE ACKNOWLEDGEMENT  
STATE OF OREGON, County of \_\_\_\_\_ )ss.  
The foregoing instrument was acknowledged before me  
this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_  
by \_\_\_\_\_ and  
of \_\_\_\_\_  
a corporation, on behalf of the corporation.

Notary Public for Oregon CALIF.  
My commission expires:

5/13/94

After recording return to:



NAME, ADDRESS, ZIP

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

Timm Burr, Inc.  
325 Main Street, Suite 203  
Klamath Falls, Oregon 97601

Notary Public for Oregon  
My

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

Klamath County Title co  
on this 10th day of March, 19 94  
at 9:59 o'clock A.M. and duly recorded  
in Vol. M94 of Deeds Page 7371  
Evelyn Biehn County Clerk  
By Douglas M. Muckelbauer  
Deputy.

Fee, \$30.00