

84013

Vol 94 Page 21225



07-08-94P03:36 RCVD

WARRANTY DEED

ASPEN TITLE #01041771

AFTER RECORDING RETURN TO:
 DONALD LEE TISDEL
 CHRISTINE LOUISE TISDEL
7730 Spring Lake Road
Klamath Falls, OR 97603

UNTIL A CHANGE IS REQUESTED ALL TAX
 STATEMENTS TO THE FOLLOWING ADDRESS:
 SAME AS ABOVE

HOMER L. WELCH and LESLEE S. WELCH, husband and wife,
 hereinafter called GRANTOR(S), convey(s) to DONALD LEE TISDEL
 and CHRISTINE LOUISE TISDEL, husband and wife, hereinafter
 called GRANTEE(S), all that real property situated in the County
 of Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY
 THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH
 HEREIN.

"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 30.390."

and covenant(s) that grantor is the owner of the above described
 property free of all encumbrances except covenants, conditions,
 restrictions, reservations, rights, rights of way and easements
 of record, if any, and apparent upon the land,

and will warrant and defend the same against all persons who may
 lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
 \$60,000.00.

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

IN WITNESS WHEREOF, the grantor has executed this instrument
 this 6th day of July 1994.

X Homer L. Welch
 HOMER L. WELCH

X Leslee S. Welch
 LESLEE S. WELCH

STATE OF WASHINGTON)
) ss.
 County of Clatsop)

The foregoing instrument was acknowledged before me this 7th
 day of July, 1994, by HOMER L. WELCH and LESLEE S. WELCH.

Before me: Colleen A. Dougherty
 Notary Public for Washington
 My Commission Expires: 12/20/97

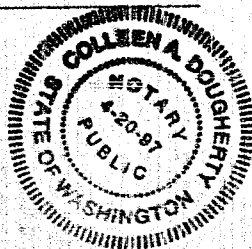


EXHIBIT "A"

21226

A tract of land situated in the NW 1/4 NE 1/4 of Section 27, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin at the intersection of the Southwest boundary of the county road and the Southerly boundary of the USBR drain ditch, said point being Westerly a distance of 694.0 feet and South 33 degrees 16' East a distance of 119.5 feet from the USGLO brass cap monumenting the East 1/16 corner common to Sections 22 and 27; thence South 33 degrees 16' East along the Southwest boundary of the county road a distance of 472.0 feet to an iron pin; thence South 36 degrees 44' West at right angles to said county road a distance of 26.0 feet to an iron pin on the Northeast boundary of an irrigation ditch; thence North 52 degrees 45' West along said irrigation ditch a distance of 276.5 feet to an iron pin; thence continuing along said irrigation ditch North 61 degrees 56' West a distance of 87.0 feet to an iron pin on the Westerly boundary of an irrigation ditch; thence North 0 degrees 08' West along said irrigation ditch a distance of 204.0 feet to an iron pin on the Southerly bank of the USBR drain ditch; thence South 86 degrees 41' East along said drain ditch, a distance of 60.3 feet, more or less, to the point of beginning.

CODE 175 MAP 3909-2700 TL 200

STATE OF OREGON: COUNTY OF KLAMATH:

Filed for record at request of Aspen Title Co the 8th day
of July A.D. 19 94 at 1:36 o'clock P.M. and duly recorded in Vol. M94
of Deeds on Page 21225

FEE \$35.00

Evelyn Biehn - County Clerk

By Barbara Phillips