



88651

09-23-94A11:00 RVD

Vol. 94 Page 29987

## WARRANTY DEED

ASPEN TITLE ESCROW NO. 01042163

AFTER RECORDING RETURN TO:  
Mr. Marshall R. Tucker  
P.O. Box 371  
Klamath Falls, OR. 97601

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

DANNY ORVILLE NORTHROP, hereinafter called GRANTOR(S),  
convey(s) to MARSHALL R. TUCKER, 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  
\$62,000.00.

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

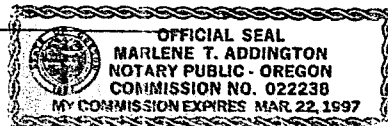
IN WITNESS WHEREOF, the grantor has executed this instrument  
this 19th day of September, 1994.

Danny Orville Northrop  
DANNY ORVILLE NORTHROP

STATE OF OREGON, County of Klamath)ss.

On September 20, 1994, personally appeared DANNY ORVILLE  
NORTHROP, and acknowledged the foregoing instrument to be his  
voluntary act and deed.

Before me: Marlene T. Addington  
Notary Public for: Oregon  
My Commission Expires: March 22, 1997



A portion of said Tract 33, ALTAMONT SMALL FARMS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point in the Northerly boundary of Tract 33 of Altamont Small Farms, as shown on the plat thereof on file in the office of the County Clerk of Klamath County, Oregon, said point being distant 423 feet from the Northwestern corner of said tract, and running thence South 88 degrees 46' East 106.0 feet along said Northerly boundary of said tract to the Northeast corner thereof; thence South 0 degrees 19' East along the Easterly boundary of the said tract 200.0 feet, more or less, to the Southeasterly corner of said tract; thence North 88 degrees 46' West along the Southerly boundary of said tract 107.75 feet; thence North 0 degrees 11' East 200.0 feet, more or less to the point of beginning.

CODE 41 MAP 3909-15AC Tr. 200

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co  
of Sept A.D., 19 94 at 11:00 o'clock A M. and duly recorded in Vol. 23rd day  
of Deeds on Page 29987 M94

FEE \$35.00

Evelyn Biehn  
By Pauline Millardore County Clerk