

10-20-94 P03:42 RCVD



**Aspen**  
TITLE & ESCROW, INC.

# WARRANTY DEED

AFTER RECORDING RETURN TO:  
Mr. and Mrs. Donald L. Moore  
18020 HILL ROAD  
KLAMATH FALLS, OR. 97603

MICHAEL S. SULLIVAN, hereinafter called GRANTOR(S), convey(s) to DONALD L. MOORE and LINDA S. MOORE, husband and wife, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

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

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

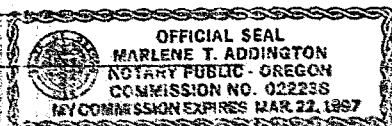
Michael S. Luciani

MICHAEL S. SULLIVAN

[illegible]

The foregoing instrument was acknowledged before me this 20<sup>th</sup> day of October, 1994, by MICHAEL S. SULLIVAN.

Before me: W. Warren D. Atkinson  
Notary Public for Oregon  
My Commission Expires: 3-2-97



## PARCEL 1:

A parcel of land situated in the SE 1/4 SE 1/4, in Lot 5 and in Lot 6, all being in Section 27, Township 40 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, and being more particularly described as follows:

Beginning at a point where the South line of said Section 27 intersects the Westerly right of way line of the Burlington Northern Railroad, from which the Southeast corner of said Section 27 bears South 89 degrees 38' 24" East, 1097.43 feet; thence North 28 degrees 45' 24" West along said right of way line, 1029.75 feet; thence South 61 degrees 14' 36" West, 50.00 feet; thence North 28 degrees 45' 24" West, 655.60 feet; thence along the arc of a 5629.65 foot radius curve to the left (delta equals 01 degrees 10' 05"), 114.77 feet to the South line of a drainage easement; thence South 57 degrees 42' West along the South line of said drainage easement, 275.64 feet, more or less, to a point on the mean high water line of the left bank of Lost River; thence Southeast along said mean high water line to a point on the South line of said Section 27; thence South 89 degrees 38' 24" East, along said South line, 751.73 feet, more or less, to the point of beginning.

## PARCEL 2:

All that portion of Lot 8 of Section 34, Township 40 South, Range 10 East of the Willamette Meridian, lying East of Lost River and West of the Great Northern Railroad right of way, in the County of Klamath, State of Oregon.

CODE 18 MAP 4010-2700 TL 600  
CODE 18 MAP 4010-3400 TL 200

STATE OF OREGON: COUNTY OF KLAMATH: s.

Filed for record at request of Aspen Title Co the 20th day  
of Oct A.D. 19 94 at 3:42 o'clock p M., and duly recorded in Vol. M94  
of Deeds on Page 32702

FEE \$35.00

Evelyn Biehn County Clerk

By Lauren A. Anderson