

50425

10-3 -94P03:33 RCVD

Vol. m94 Page 33740

Fidelity National Title Company of Oregon

ATC 42169
STATUTORY WARRANTY DEED
(Individual or Corporate)

RICHARD J MORRISON AND PAULINE G MORRISON

LINDA REID, Husband and wife, grantor, conveys and warrants to DAVID REID AND

grantee, the following described real property, free and clear of encumbrances except as specifically set forth herein, situated in the county of Washington State of Oregon, to wit:

See attached exhibit "A"-attached hereto and made a part of

Subject to and excepting: 1994-95 Taxes, a lien due but not yet payable; Rights of the public in and to that portion of the premises located within roads and highways; Property lies within and is subject to the levies and assessments of the Fire Patrol; Mortgage recorded August 26, 1980 in Book M-80 Page 16148, fee # 8846 in which the buyer agrees to assume and pay according to the terms therein.

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 AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$.45,000.00
ForthyFive Thousand and 00/00

(See ORS 93.030)

Dated this 14 day of October 1994

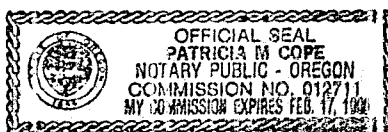
Richard J. Morrison
Richard J Morrison

Pauline G. Morrison
Pauline G Morrison

STATE OF OREGON, County of DESCHUTES)

This instrument was acknowledged before me on October 14, 1994
by Richard J Morrison; and Pauline G Morrison

This instrument was acknowledged before me on _____, 199____
by _____
as _____
of _____



Patricia M. Cope
Notary Public in and for Oregon
My commission expires: 2-17-96

GRANTOR'S NAME

Morrison

GRANTEE'S NAME

Reid

Until further notice send future tax statements to:

David and Linda Reid
5302 E Baseline # 152
Hillsboro, OR 97123

AFTER RECORDING RETURN TO:

same

Space reserved for
recorder's use

EXHIBIT "A"

33741

A tract of land in the SW 1/4 of the SW 1/4 of Sec. 16, Twp. 23S., Range 10E., W.M., County of Klamath, State of Oregon, described as follows: Beginning at a point on the South line of said Sec. 16 lying South 89 degrees 21' 34" West a distance of 333.00 feet from the Southeast corner of SW 1/4 of the SW 1/4 of said Sec. 16; thence North 0 degrees 15' 11" West, 300.00 feet; thence South 89 degrees 21' 34" West, 150.00 feet; thence South 0 degrees 15' 11" East, 300.00 feet to the South line of said Sec. 16; thence North 89 degrees 21' 34" East along the South line of said Sec. 16, 150.00 feet to the point of beginning.

CODE 254 MAP 2310-16C0 TL 2800

STATE OF OREGON; COUNTY OF KLAMATH ss.

Filed for record at request of
of Oct

A.D., 19 94 at Aspen Title Co

of 3:33 o'clock Deeds

FEE \$35.00

P. M., and duly recorded in Vol. 31st day
on Page 33740 M94

Evelyn Biehn County Clerk
By *Julene Millersdo*