



**Aspen**  
TITLE & ESCROW, INC.

## WARRANTY DEED

ASPEN TITLE ESCROW NO. 05042585

AFTER RECORDING RETURN TO:

7777 Tingley Lane

Klamath Falls, Oregon 97603

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

JOSEPHINE M. HALTERMAN, hereinafter called GRANTOR(S), convey(s)  
to DAVID L. SHAW AND LYDIA DALE SHAW, husband and wife,  
hereinafter called GRANTEE(S), all that real property situated  
in the County of Klamath, State of Oregon, described as:  
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.....

165  
28  
"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 FEED 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,

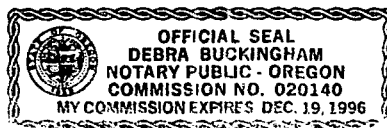
and will warrant and defend the same against all persons who may  
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is  
\$124,000.00.

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 22nd day of December, 1994.

Josephine M. Halterman  
JOSEPHINE M. HALTERMAN



STATE OF OREGON, County of Klamath)ss.

On December 29, 1994, personally appeared the  
above named Josephine M. Halterman and acknowledged the  
foregoing instrument to be her voluntary act and deed.

Before me: Debora Buckingham  
Notary Public for Oregon

My Commission Expires: 12-19-96

## EXHIBIT "A"

A parcel of land situated in Sections 21 and 28, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Commencing at the Northwest corner of said Section 28; thence South 00 degrees 01' 40" West along the West line of said Section 28, 51.50 feet to the Northwest corner of that parcel of land described in Book M-73 at Page 7239, Microfilm Records; thence South 89 degrees 58' 20" East along the North line of said property described in Book M-73 at Page 7239, 30.00 feet to the East right of way line of the county road and the point of beginning for this description; thence continuing South 89 degrees 58' 20" East along said North property line and the extension thereof to the Westerly right of way line of the U.S.B.R. Klamath Project C-4-E lateral; thence Northwesterly along said Westerly lateral right of way line to the beginning of a curve to the right; thence along the arc of a 168.32 foot radius curve to the right (delta = 23 degrees 40' 00"; long chord = North 16 degrees 16' 29" West, 69.03 feet) 69.53 feet to the end of curve; thence North 04 degrees 26' 29" West, 213.63 feet; thence leaving said lateral Westerly right of way line North 89 degrees 51' 29" West, 673.62 feet to said Easterly county road right of way line; thence Southerly along said Easterly county road right of way line to the point of beginning.

EXCEPTING THEREFROM a 60 foot right of way for roadway purposes adjacent to and Northerly of the South line of the above described property commencing at said Easterly right of way line of a county road and terminating at said Westerly right of way line of the C-4-E lateral.

CODE 164 MAP 3909-2100 TL 1900

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 30th day of Dec A.D. 19 91 at 11:14 o'clock AM. and duly recorded in Vol. N94 of Deeds on Page 39170.

FEE \$35.00

Evelyn Biehn County Clerk

By Wendine Mullenbarger