

83094

KNOW ALL MEN BY THESE PRESENTS, That DAVID G. LEWIS

hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by DAVID G. LEWIS AND SHERYL L. LEWIS, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to-wit:

A PARCEL OF LAND SITUATE IN SECTION 9, TOWNSHIP 39 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8" IRON PIN MARKING THE EAST QUARTER CORNER OF SAID SECTION 9; THENCE NORTH 00°08'00" EAST ALONG THE SECTION LINE COMMON TO SECTIONS 9 AND 10, 190.00 FEET TO THE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE CONTINUING NORTH 00°08'00" EAST ALONG SAID SECTION LINE, 70.00 FEET; THENCE NORTH 89°52'10" WEST 208.71 FEET; THENCE SOUTH 00°08'00" WEST, 80.00 FEET; THENCE SOUTH 89°52'10" EAST, 208.71 FEET TO THE POINT OF BEGINNING.

- CONTINUE ON THE REVERSE SIDE OF THIS DEED -

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances EXCEPT AS STATED ON THE REVERSE SIDE OF THIS DEED AND THOSE APPARENT UPON THE LAND, IF ANY, AS OF THE DATE OF THIS DEED.

and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.

~~Now, the consideration paid for this transfer, stated in terms of dollars, is \$ 0. (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)~~

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 30TH day of DECEMBER, 1994.

As a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors. David G. Lewis

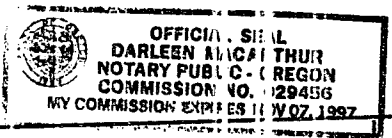
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING THE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAND USES AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.030.

STATE OF OREGON, County of Klamath) ss.
This instrument was acknowledged before me on December 30, 1994.

by David G. Lewis

This instrument was acknowledged before me on _____, 19____,

by _____
as _____
of _____



Darleen MacArthur
Notary Public for Oregon
My commission expires 11/7/97

DAVID G. LEWIS	
3721 CHRISTINE LANE	
KLAMATH FALLS, OR 97603	
Grantor's Name and Address	
Grantor's Name and Address	
After recording return to (Name, Address, Zip):	
MR. & MRS. DAVID G. LEWIS	
3721 CHRISTINE LANE	
KLAMATH FALLS, OR 97603	
Until requested otherwise send all tax statements to (Name, Address, Zip):	
SAME AS GRANTOR	

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, } ss.	
County of _____	
I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said County.	
Witness my hand and seal of County affixed.	
NAME	TITLE
By _____	Deputy

30.030

SUBJECT TO:

1. RIGHTS OF THE PUBLIC IN AND TO ANY PORTION OF THE HEREIN DESCRIBED PREMISES LYING WITHIN THE LIMITS OF STREETS, ROADS, OR HIGHWAYS.
2. GRANT OF RIGHT OF WAY FOR THE TRANSMISSION LINES EXECUTED BY ROY F. KINSMAN TO THE PACIFIC TELEPHONE AND TELEGRAPH COMPANY, A CALIFORNIA CORPORATION, DATED MAY 14, 1942, RECORDED AUGUST 1, 1944, IN VOLUME 149, PAGE 41, DEED RECORDS OF KLAMATH COUNTY, OREGON. (BLANKET EASEMENT)
3. RULES, REGULATIONS, AND ASSESSMENTS OF MAJOR ENTERPRISES PUBLIC UTILITY, IF ANY, AS DISCLOSED BY INSTRUMENT RECORDED APRIL 27, 1972, IN VOLUME MT2, PAGE 4464 AND RECORDED MAY 3, 1972, IN VOLUME MT2, PAGE 4707, ALL MICROFILM RECORDS OF KLAMATH COUNTY, OREGON.
4. AN EASEMENT CREATED BY INSTRUMENT INCLUDING THE TERMS AND PROVISIONS THEREOF, RECORDED: AUGUST 3, 1960
VOLUME: 323, PAGE 212, DEED RECORDS OF KLAMATH COUNTY, OREGON
RECORDED: MAY 22, 1963
VOLUME: 345, PAGE 412, DEED RECORDS OF KLAMATH COUNTY, OREGON
IN FAVOR OF: PACIFIC POWER AND LIGHT COMPANY
FOR: ANCHOR AND GUY WIRE TRANSMISSION LINES
5. AN EASEMENT CREATED BY INSTRUMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF, DATED: FEBRUARY 24, 1971
RECORDED: FEBRUARY 24, 1971
VOLUME: M77, PAGE 1213, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON
FOR: PERPETUAL NON-EXCLUSIVE EASEMENT FOR EGRESS AND ACCESS FOR ADJACENT PROPERTY OWNERS.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Davis Lewis the 30th day
of Dec A.D. 19 91 at 2:45 o'clock P.M., and duly recorded in Vol. M94
of Deeds on Page 39273.

FILE \$35.00

Evelyn Biehn County Clerk

By Queline Millmore