



09-07-95P03:40 RCVD

K-48274
STATUTORY WARRANTY DEED
 (Individual or Corporation)

NORMAN HAND, GERALD E. HAND and KENNETH W. HAND

conveys and warrants to PATRICIA L. COLLINS . Grantor,

the following described real property in the County of KLAMATH and State of Oregon, . Grantee,

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF
 AS THOUGH FULLY SET FORTH HEREIN.

This property is free of liens and encumbrances, EXCEPT:

SUBJECT TO RESERVATIONS AND RESTRICTIONS OF RECORD, RIGHTS OF WAY AND EASEMENTS
 OF RECORD AND THOSE APPARENT UPON THE LAND, CONTRACTS AND/OR LIENS FOR IRRIGATION
 AND/OR DRAINAGE.

The true consideration for this conveyance is \$ 25,000.00 (Here comply with the requirements of ORS 93.030*).

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.

DATED this 7th day of September 19 95 . If a corporate grantor, it has caused its name to be signed by
 resolution of its board of directors.

X [Signature]
 NORMAN HAND
[Signature]
 KENNETH W. HAND

[Signature]
 GERALD E. HAND

STATE OF OREGON, County of Good River ss.

The foregoing instrument was acknowledged before me
 this 30 day of August 19 95
 by Norman Hand

CORPORATE ACKNOWLEDGEMENT

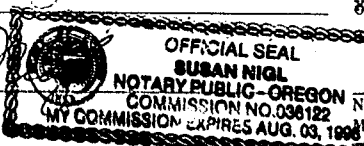
STATE OF ~~OREGON~~ County of MARICOPA ss.

The foregoing instrument was acknowledged before me
 this 25th day of AUG 19 95
 by GERALD E. HAND and

by [Signature]

for [Signature] and on behalf of the corporation.

Notary Public for Oregon
 My commission expires: 8-3-98



Notary Public for Oregon
 My commission expires: My Commission Expires Sept. 30, 1997

After recording return to:
 Patricia L. Collins
 3025 Debbie Drive
 Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

Patricia L. Collins
 3025 Debbie Drive
 Klamath Falls, OR 97601

THIS SPACE RESERVED FOR RECORDER'S USE

Order No. K-48274

EXHIBIT "A"
DESCRIPTION OF PROPERTY

A tract of land situated in the SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 12, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northwest corner of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 12; thence North 00°35'19" East 666.28 feet (North 00°13'21" East 666.24 feet by M81 at Page 8479 of the Klamath County Deed records); thence South 89°43'25" East 25.64 feet to the Southeast corner of that tract of land described in said M81 page 8479; thence continuing South 89°43'25" East, along the South line of said tract, 880.90 feet to the true point of beginning of this description marked by a 5/8 inch iron pin with cap; thence continuing South 89°43'25" East 445.30 feet to the Southeast corner of said tract described in M81 page 8479; thence North 00°23'16" East 664.99 feet to the Northeast corner of said tract; thence North 89°40'11" West, along the North line of said tract, 446.26 feet to a 5/8 inch iron pin with cap; thence South 00°18'16" West 665.41 feet to the true point of beginning.

TOGETHER WITH an easement for ingress and egress over the North 30 feet of the East 350 feet of the property conveyed from Norman Hand, Gerald E. Hand and Kenneth W. Hand to Albert Dean Collins, by Warranty Deed, dated September 11, 1989, recorded September 21, 1989 in Volume M89, page 17928, Deed records of Klamath County, Oregon.

STATE OF OREGON,

County of KLAMATH

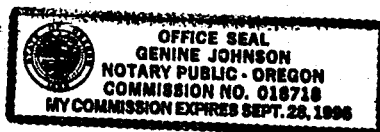
ss.

FORM No. 23—ACKNOWLEDGMENT.
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BE IT REMEMBERED, That on this 7th day of September, 1995, before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within named KENNETH W. HAND

known to me to be the identical individual..... described in and who executed the within instrument and acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.



Genine Johnson
Notary Public for Oregon
My commission expires September 28, 1996

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 7th day
of Sept 1995 at 3:40 o'clock P M., and duly recorded in Vol. M95
of Deeds on Page 24233

FEE \$35.00

By Bernetha G. Letsch County Clerk