

23150

WARRANTY DEED

Vol. m96 Page 24951

BETTENDORF ENTERPRISES, INC., a California corporation, Grantor, for the true and actual consideration of \$10,250 does convey unto KLAMATH COUNTY, a political subdivision of the State of Oregon, Grantee, fee title to the following described property:

A parcel of land lying in the NW¼NW¼ of Section 22, Township 39 South, Range 9 East, W.M., Klamath County, Oregon and being a portion of that property described in that deed to Clyde Collins and Linda Collins, recorded March 23, 1992 in Volume M92, Page 6064 of Klamath County Record of Deeds; the said parcel being that portion of said property included in a strip of land variable in width, lying on the Easterly side of the centerline of relocated Washburn Way, which centerline is described as follows:

Beginning at Engineer's centerline Station 'WW'77+06.59, said station being 242.00 feet North and 26.77 feet East of the Northwest corner of Section 22, Township 39 South, Range 9 East, W.M.; thence South 2° 21' 38" West 578.99 feet; thence on a 7,639.44 foot radius curve left (the long chord of which bears South 1° 17' 57" West 283.06 feet) 283.07 feet; thence South 0° 14' 15" West 717.31 feet to Engineer's centerline Station 'WW'92+85.96.

The width in feet of said strip of land is as follows:

Station	to	Station	Width on Easterly Side of Centerline
'WW'82+85.58		'WW'85+00.00	60.00 in a straight line to 59.99
'WW'85+00.00		'WW'89+00.00	45.00 in a straight line to 50.00
'WW'89+00.00		'WW'92+25.00	50.00
'WW'92+25.00		'WW'92+85.00	50.00 in a straight line to 87.00

Bearings are based upon County Survey No. 3565, filed November 16, 1981 in Klamath County, Oregon.

This parcel of land contains 15,470 square feet, more or less.

Grantor covenants to and with Grantee, its successors and assigns, that grantor is the owner of said property which is free from encumbrances, except for easements, conditions, and restrictions of record, and will warrant the same from all lawful claims whatsoever, except as stated herein.

5-9-96

AFTER RECORDING RETURN TO
OREGON DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY SECTION
447 TRANSPORTATION BLDG.
SALEM OR 97310

Account No.: R-3909-02200-00300 & 00400

Property Address: 6303 Washburn Way
Klamath Falls OR 97601

Grantor agrees the consideration recited herein is just compensation for the property, including any and all damages to Grantor's remaining property, if any, which may result from the acquisition or use of said property and the construction or improvement of the public way.

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

THIS WARRANTY DEED IS GIVEN TO GRANTEE IN SATISFACTION OF GRANTEE'S ACTION IN EMINENT DOMAIN TO ACQUIRE THE DESCRIBED PROPERTY.

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.

It is understood and agreed that the delivery of this document is hereby tendered and that terms and obligations hereof shall not become binding upon Klamath County, a political subdivision of the State of Oregon, unless and until accepted and approved by the recording of this document.

Dated this 13 day of June, 19 96

BETTENDORF ENTERPRISES, INC.

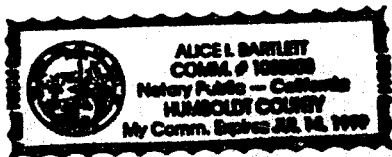
By

President

By

Secretary

STATE OF California, County of Humboldt
June 13, 19 96. Personally appeared Marty Bettendorf and Ron Borges
and _____, who, being sworn, stated that they are the President and Secretary of
Bettendorf Enterprises, Inc., and that this instrument was voluntarily signed in behalf of the corporation by authority of its
Board of Directors. Before me:



Alice L. Bartlett
Notary Public for State CA
My Commission expires 07/14/99

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After recording return original to Public Works Department

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County the 14th day
of August A.D., 19 96 at 10:46 o'clock AM., and duly recorded in Vol. M96
of Deeds on Page 24951.

FEE No Fee

Bernetha G. Letsch, County Clerk

By