WARRANTY DEED

Vol. Mgl. Page Vol.__<u>m96__</u>Page

LTC38849MS

PATRICIA ROST, JANICE MARION, LINDA KLAWITTER AND JOHN ROST, EACH TO AN UNDIVIDED 1/4 INTEREST,

Grantor(s) hereby grant, bargain, sell and convey to:

LYNN E. DALLAS,

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Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any: and the grantor will warrant and forever defend the said 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.

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 \$

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and	Linda Klawit,	<u>ler </u>	1941 - 255 (1944) 1941 - 255 (1944)		<u>-</u> 3-4,
and acknowle	dged the foregoing	g instrument	to be	voluntary act.	
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(seal)					

ESCROW NO. MT38849-MS

Return to: LYNN E. DALLAS 200XXXXXBAUMAN XEQAX SERKEXX PROXIDER NAMES P. O. Box 1296 Chiloquin, Oregon 97624-1296 *This document is being re-recorded to correct legal description

36825 30238 No. 5907

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

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SIGNER IS REPRESENTING: NAME OF PERSON(S) OR ENTITY(IES) PATILICIA POST LINIA KIAWITTE SIGNER(S) OTHER THAN NAMED ABOVE	FR 37

On TENEMBER 16 HA 1995 hot	ore me Audie R. Korr land-Nelman his co
personally appeared	Name and Title of Officer (e.g., "Jane Doe, Notary Picies")
그리 기계 되는 그 안 가를 만들었다.	Name(s) of Signer(s)
LAURE R. INVERIAND COMM. # IDENTIFY Notary Public — Celicinis SONOMA COUNTY My Comm. Expires MAR 20 1819	ed to me on the basis of satisfactory evidence to be the person(s whose name(s) is/are subscribed to the within instrumer and acknowledged to me that he/she/they executed th same in his/her/their authorized capacity(ies), and that b his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted executed the instrument. WITNESS my hand and official seal.
	Signature of Notary Public
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LEGAL DESCRIPTION

A parcel of land situated in Section 15, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as

A parcel of land situated in the SWI/4 NEI/4 of Section 15, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 1/2" iron rod marking the center-North 1/6 corner of Section 15 bears South 89 degrees 25' 20" West 30.00 feet; thence North 89 degrees 25' 20" East 454.01 feet to a 1/2" iron rod; thence West 453.97 feet to a 1/2" iron rod; thence north 581.07 feet to the point of beginning.

SEE ATTACHED CORRECTED LEGAL DESCRIPTION

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of <u>Sept</u> .	A.D., 19 <u>96</u> at <u>11:</u>	51 o'clock A. M., and dul	the <u>24th</u>	day
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122 345.00	NDEXED	Bernetha G. Letsch By	County Clerk	
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EXHIBIT "A" LEGAL DESCRIPTION

A parcel of land situated in the SW1/4 NE1/4 of Section 15, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 1/2" iron rod from which a 5/8" iron rod marking the Center-North 1/16 corner of Section 15 bears South 39 degrees 25' 20" West 30.00 feet; thence North 89 degrees 25' 20" East 454.01 feet to a 1/2" iron rod; thence South 585.64 feet to a 1/2" iron rod; thence West 453.97 feet to a 1/2" iron rod; thence North 581.07 feet to the point of beginning.

STATE OF OREGON. COOK	Amerititle	the 22nd day
Filed for record at request of	.D., 19 96 at 11:57	o'clock A. M., and duly recorded in Vol. M96
of .	Deeds	on Page 36824 Bernetha G. Letsch // County Clerk
FEE \$25.00 Re-record		By Rattlun Kos