

NAB3

WARRANTY DEED

Vol. M97 Page 11242

KNOW ALL MEN BY THESE PRESENTS, That Steve Carson & Joanne Carson, as Tenants by Joint Tenancy hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Klamath County, A Public Corporation of the State of Oregon hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

A parcel of land, for road right of way purposes, situated in the SW1/4 SW1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, being a portion of Tract 13 of the "Supplemental Plat of Altamont Ranch Tracts", a recorded subdivision and a portion of that property described in Deed Volume M96, Page 27422 both on file in the office of the County Clerk of Klamath County, Oregon; more particularly described as follows:

Commencing at the Southeast corner of Tract 14, of said "Supplemental Plat of Altamont Ranch Tracts"; thence S 89° 37' 34" W - 500.00 feet; thence N 00° 04' 41" W - 660.57 feet to a 5/8" iron pin on the existing Southerly right of way line of Bristol Avenue which is the true point of beginning; thence S 89° 58' 02" W, along the said existing Southerly right of way line, 160.55 feet to a 5/8" iron pin; thence S 00° 01' 58" E - 10.00 feet to a 5/8" iron pin; thence N 89° 58' 02" E - 160.56 feet to a 5/8" iron pin; thence N 00° 04' 41" W - 10.00 feet to the point of beginning. Said parcel contains 0.04 acres more or less. Bearings and distances for this description are based on Survey #6028 on file in the Klamath County Surveyor's Office.

(CONTINUE DESCRIPTION ON REVERSE IF NECESSARY)

The true and actual consideration for this conveyance is \$ Donation. (Here comply with ORS 93.030.)

Steve & Joanne Carson
13967 Hill Road
Klamath Falls, OR 97603

Grantor's Name and Address

Klamath County
403 Pine Street, Suite 300
Klamath Falls, OR 97601

Grantee's Name and Address

After recording return to (Name, Address, Zip):
Klamath County Public Works
3735 Shasta Way
Klamath Falls, OR 97603

Until requested otherwise send all tax statements to (Name, Address, Zip):
Klamath County
403 Pine Street, Suite 300
Klamath Falls, OR 97601

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,

County of _____ ss.

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.

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.
And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances

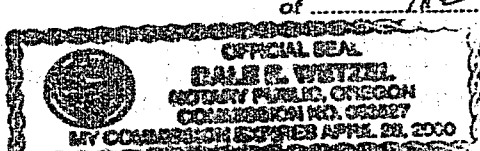
and that grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

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 9th day of APRIL, 1997;
if 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.

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 30.530.

Steve Carson, Steve Carson
Joanne Carson, Joanne Carson
STATE OF OREGON, County of Klamath ss. 9th APRIL, 1997,
This instrument was acknowledged before me on
by Steve Carson & Joanne Carson, as Tenants by the Entirety
This instrument was acknowledged before me on 9th APRIL, 1997,
by DALE E. WETZEL
as Notary Public
of THE STATE OF OREGON



Dale E. Wetzel
Notary Public for Oregon
My commission expires APRIL 28, 2000

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County the 15th day
of April A.D., 19 97 at 3:24 o'clock A. M., and duly recorded in Vol. M97
of Deeds on Page 11242

FEE No Fee

Bernetha G. Letsch, County Clerk
by Kathleen Row