

44404

Vol. 1197 Page 28501

'97 AUG 29 P1:42
ATC 02046640
WARRANTY DEED

AFTER RECORDING RETURN TO:
CAROLYN G. WALKER
5169 Summers Lane
Klamath Falls, Oregon 97603

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

KLAMATH TRIBES HOUSING AUTHORITY, hereinafter called
GRANTOR(S), convey(s) to CAROLYN G. WALKER A SINGLE PERSON
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

SEE ATTACHED EXHIBIT "A"

CODE 41 MAP 3909-14BC TL 4400

"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 30.390."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land, contracts and/or
liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is
\$80,000.00.

In construing this deed and where the context so requires, the
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument
this 27th day of AUGUST 1997.

KLAMATH TRIBES HOUSING AUTHORITY

BY

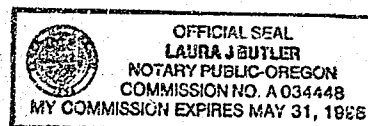
TITLE: Director

STATE OF OREGON)
) ss.

County of Klamath)

The foregoing instrument was acknowledged before me this 27th
day of August, 1997, by Donald D. Ogden, Director of Klamath Tribes
Housing Authority on behalf of Klamath Tribes Housing Authority

Before me:
Notary Public for Oregon
My commission expires: 5/31/98



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28502

EXHIBIT "A"

All that portion of Lot 34, ELMWOOD PARK, in the County of Klamath, State of Oregon, described as follows:

Beginning at a point on the Westerly line of Tract 34, Elmwood Park, which point is South along the Easterly boundary of Summers Lane a distance of 161.1 feet from the Northwest corner of said Lot 34; thence running South 89 degrees 46' East a distance of 187.5 feet to the Westerly line of parcel of land conveyed to Everett R. Dennis, et ux., by deed recorded on Page 76 of Volume 264, Deeds; thence South along said line a distance of 5 feet, more or less, to the Northwest corner of a parcel of land conveyed to Everett R. Dennis, et ux., by deed recorded on Page 296 of Volume 274 of Deeds; thence West along the North line of said parcel a distance of 30 feet; thence South along the West line of said parcel a distance of 90 feet to the Southerly line of said Lot 34; thence North 89 degrees 46' West along said South line a distance of 114.6 feet; thence North 54 degrees 01 1/2' West a distance of 53.0 feet to the Easterly line of Summers Lane; thence a distance of 64.1 feet, more or less, to the point of beginning.

CODE 41 MAP 3909-14BC TL 4400

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 29th day
of August A.D., 19 97 at 1:42 o'clock P. M., and duly recorded in Vol. M97
of Deeds on Page 28501.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen R. Ross