

45380

Vol. 1197 Page 30473

After recording return to:

LINDA M. RENKP.O. BOX 437CHRISTMAS VALLEY, OR 97641

TITLE ORDER NO: K-51295

KEY ESCROW NO: 41-1141

Until a change is requested tax statements
shall be sent to the following address:
SAME AS ABOVE

WARRANTY DEED -- STATUTORY FORM
(INDIVIDUAL OR CORPORATION)

JEWEL L. TAYLOR and KATIE C. TAYLOR, as tenants by the entirety Grantor,
conveys and warrants to:

LINDA M. RENK, an individual, Grantee,

the following described real property free of encumbrances except as
specifically set forth herein:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

Tax Account No: R155940

Map No: 24-09-031-BB-1900

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 consideration for this conveyance is \$25,000.00. However, if
the actual consideration consists of or includes other property or other
value given or promised, such other property or value was part of the/the
whole of the (indicate which) consideration.

If grantor is a corporation, this has been signed by authority of the Board of
Directors.

Dated this 16th day of Sept., 1997.

GRANTOR(S):

Jewel L. Taylor
JEWEL L. TAYLOR

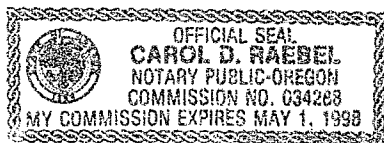
Katie C. Taylor
KATIE C. TAYLOR

STATE OF OREGON, County of Deschutes) ss.

This instrument was acknowledged before me on 9/16, 1997,
by JEWEL L. TAYLOR and KATIE C. TAYLOR

Carol D. Raebel
Notary Public for Oregon

My commission expires: 9-16-97



All the following described real property situated in Klamath County, Oregon, to-wit:

PARCEL 1: Running East from the Northwest corner of Section 31, Township 24 South, Range 9 East of the Willamette Meridian, 877.6 feet; thence running Southerly along the West line of Highway 97, 825 feet to the point of beginning; thence Westerly at right angles to said highway, 100 feet; thence Southerly parallel to said highway, 100 feet; thence Easterly at right angles to said highway, 100 feet; thence Northerly along the West line of said highway, 100 feet to the place of beginning.

The above parcel is subject to 20 feet off the front or Easterly side deed to State Highway Commission.

PARCEL 2: Running East from the Northwest corner of the Northwest quarter of Section 31, Township 24 South, Range 9 East of the Willamette Meridian, 857.6 feet; thence running Southerly along the West line of new survey of Highway 97, 925 feet; thence running Westerly at right angles to said Highway, 100 feet; thence Southerly, parallel to said Highway, 100 feet; thence Easterly at right angles to said highway, 100 feet; thence Northerly along said West Highway line 100 feet to place of beginning.

PARCEL 3: Running East from the Northwest corner of Section 31, Township 24 South, Range 9 East of the Willamette Meridian, 877.6 feet; thence running Southerly along the West line of Highway 97, 825 feet; thence Westerly at right angles to said highway, 100 feet to point of beginning; thence Southerly, parallel to said highway, 100 feet; thence Westerly, at right angles to said highway, 20 feet; thence Southerly, parallel to said highway, 100 feet; thence Westerly at right angles to said highway, 100 feet; thence Northerly parallel to said highway, 200 feet; thence Easterly, at right angles to said highway, 120 feet to point of beginning.

PARCEL 4: Beginning at the NW corner of Section 31, Township 24 South, Range 9 E.W.M. and running East 877.6 feet, and southerly, along the west line of Highway 97, 775 feet to beginning of tract description; thence running Westerly, at right angles to said highway, 100 feet; thence Southerly, parallel to said highway, 50 feet; thence easterly, at right angles to said highway, 100 feet; thence Northerly, along the west line of said highway right of way, 60 feet to place of beginning.

LESS: 20 feet of frontage which was deeded to the Oregon State Highway Commission in 1943.

PARCEL 5: Beginning from a point running from the Northwest corner of Section 31, Township 24 South, Range 9 E.W.M. 877.6 feet and Southerly along the West line of Highway #97, 725 feet to a point of description of Slusher property, and running Westerly at right angles to Highway # 97, 120 feet to a point of description for the tract herein conveyed; thence Southerly parallel with said Highway 100 feet; thence Westerly at right angles to said highway, 100 feet; thence Northerly parallel with said highway, 100 feet; thence Easterly at right angles to said highway, 100 feet to place of beginning.

PARCEL 6: Beginning East from the NW corner of Section 31, Township 24 South, Range 9 E.W.M., 877.6 feet; thence running Southerly along the West line of Highway 97, 775 feet; thence Westerly, at right angles to said Highway, 100 feet to point of description of the tract herein conveyed; thence Southerly, parallel to Highway, 50 feet; thence Westerly, at right angles to said Highway, 20 feet; thence Northerly parallel to said highway, 50 feet; thence Easterly, at right angles to said highway, 20 feet to point of beginning.

SUBJECT TO:

1. Taxes for the fiscal year 1997-98 a lien not yet payable.
2. The rights of the public in and to that portion of the premises herein described lying within the limits of roads, streets or highways.
3. Reservations and restrictions, including the terms and provisions thereof, contained in Deed
Dated : November 19, 1945
Recorded : May 20, 1946 in Deed Volume 189, page 137, Deed records of Klamath County, Oregon
From : Byron G. Steevens and Emma Steevens
To : Ed Carlson and Susie Carlson
For : 20 foot alley through said premises
4. An easement created by instrument, including the terms and provisions thereof;
Recorded : August 7, 1963 in Volume 347, page 200, Deed records of Klamath County, Oregon
Favor of : Cascade Natural Gas Corporation
For : 5' wide pipeline easement

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ Klamath County Title _____ the 17th day
of _____ Sept. _____ A.D., 19 97 at 2:25 o'clock _____ P. M., and duly recorded in Vol. _____ M97
of _____ Deeds _____ on Page 30473.

FEE \$40.00

By _____ Bernetha G. Letsch, County Clerk