

NL

46253

SPECIAL WARRANTY DEED

Vol. 1497 Page 32351

KNOW ALL MEN BY THESE PRESENTS, That Betty Maryott, Judy Brosterhous and Janet Kerns, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto E. Bruce McCornack and Constance B. McCornack, Husband and Wife, hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

See Attached Exhibit "A"

** The purpose of this document is to convey a portion for a Lot Line Adjustment.

Return Taxes
E. Bruce & Constance
McCornack
2100 California Ave
Seattle Wash.
98116

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

And the grantor hereby covenants to and with the grantee and grantee's heirs, successors and assigns that the real property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1,500.00

However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

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 23 day of September, 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 thereto 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.

Betty Maryott
Betty Maryott
Judy Brosterhous
Judy Brosterhous
Janet Kerns
Janet Kerns

STATE OF OREGON, County of Washington ss.
This instrument was acknowledged before me on Sept. 26, 1997,
by Janet Kerns only
This instrument was acknowledged before me on _____, 19____,
by _____
as _____



Deborah K. Runia
Notary Public for Oregon
My commission expires 11-6-99

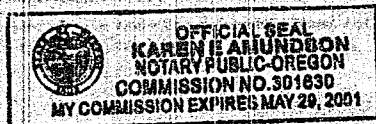
STATE OF OREGON,

County of Klamath ss.

FORM No. 23 - ACKNOWLEDGMENT
Stevens-Ness Law Publishing Co., NL
Portland, OR 97204 © 1992

BE IT REMEMBERED, That on this 23rd day of September, 1997, before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within named Judy Brosterhous

known to me to be the identical individual described in and who executed the within instrument and acknowledged to me that _____ executed the same freely and voluntarily.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Karen E. Amundson
Notary Public for Oregon
My commission expires 5-29-01

97 OCT -1 P 3:41

32352

WASHINGTON SHORT-FORM INDIVIDUAL ACKNOWLEDGMENT RCW 42.44.100

State of Washington

County of Benton } ss.

I certify that I know or have satisfactory evidence that

Betty Maryott
Name of Signer

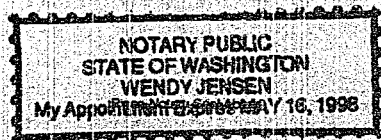
is the person who appeared before me, and
 said person acknowledged that he/she
 signed this instrument and acknowledged it
 to be his/her free and voluntary act for the
 uses and purposes mentioned in the
 instrument.

Dated: 9-16-97

Month/Day/Year

Wendy Jensen
Signature of Notary PublicNotary

Title (Such as "Notary Public")



My appointment expires:

5/16/99

Month/Day/Year of Appointment Expiration

OPTIONAL

Though the information in this section is not required by law, it may prove valuable to
 persons relying on the document and could prevent fraudulent removal and reattachment of
 this form to another document.

Description of Attached Document

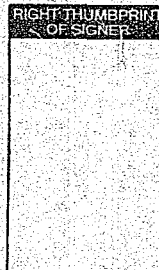
Title or Type of Document: Special Warranty DeedDocument Date: 9-16-97Number of Pages: 6Signer(s) Other Than Named Above: Judy Brosterhaus& Janet Krens

Exhibit "A"

A tract of land situated in Parcel 2 of "Major Land Partition 80-24", a duly recorded Land Partition being in the SE1/4 NW1/4 of Section 12, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows.

Beginning at the intersection of the South line of said Parcel 2 and the Southwesterly line of the road easement, from which the Southeast corner of said Parcel 2 bears South 89 degrees 47' 18" East 60.81 feet; thence along said Southwesterly line North 60 degrees 13' 35" West 43.03 feet and along the arc of a curve to the right (radius equals 357.40 feet and central angle equals 02 degrees 37' 25") 16.37 feet; thence South 32 degrees 23' 50" West 35.01 feet to a point on the South line of said Parcel 2; thence South 89 degrees 47' 18" East 70.12 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Ameri title the 1st day
of October A.D. 19 97 at 3:41 o'clock P. M., and duly recorded in Vol. M97
of Deeds on Page 32351

FEE \$40.00

By Bernetha G. Letsch, County Clerk
Kathleen Ross