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97 MAY -4

MAY 1973

# Aspen

TITLE & ESCROW, INC.  
WARRANTY DEED (INDIVIDUAL)

Vol. 1197 Page 36553

DELLA R. EVANS

convey(s) to RICHARD F. VAN DONK AND KAREN A. VAN DONK, husband and wife  
County of CLATSOP, State of Oregon, described as: all that real property situated in the

SEE ATTACHED LEGAL DESCRIPTION EXHIBIT "A"

This instrument is being recorded as an accommodation only, and has not been examined as to validity, sufficiency or effect. It may have upon the herein described property. This courtesy recording has been requested of ASPEN TITLE & ESCROW, INC.

"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."

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except 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 \$ 45,000.00. 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) (Delete between symbols; if not applicable. See ORS 93.030)

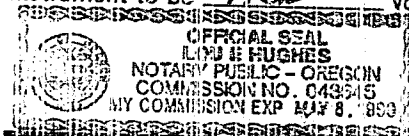
In construing this deed and where the context so requires, the singular includes the plural.  
IN WITNESS WHEREOF, the grantor has executed this instrument this 16th day of NOVEMBER, 19 77.

Della R. Evans  
DELLA R. EVANS

STATE OF OREGON, County of Washington, ss.

Personally appeared the above named DELLA R. EVANS

Instrument to be Her voluntary act and deed, and acknowledged the foregoing



Before me:

Ron E. Hughes  
Notary Public for Oregon  
My Commission Expires: 5-8-83

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

Mrs. E. Mrs. Van Donk  
P.O. Box 97  
Chenault, OR 97731

NAME, ADDRESS, ZIP

On the day of recording of this instrument, the grantor acknowledged to me that he or she was the person named in the instrument and that he or she executed the instrument for the purposes and consideration therein stated. I am not a party to the instrument and I am not a party to the recording of this instrument. I am not a party to the recording of this instrument. I am not a party to the recording of this instrument.

Same as Above

NAME, ADDRESS, ZIP

STATE OF OREGON,

ss.

County of \_\_\_\_\_

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book \_\_\_\_\_ volume No. \_\_\_\_\_ on page \_\_\_\_\_ or as document/microfilm/instrument/microfilm No. \_\_\_\_\_ Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_

Deputy

## EXHIBIT "A"

A tract of land situated in the SE 1/4 NE 1/4 of Section 19 and the SW 1/4 NW 1/4 of Section 20, Township 28 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at a point that is South 89 degrees 30' West 476.48 feet from the quarter corner of Sections 19 and 20 said Township and Range; thence North 16 degrees 22' East 544.77 feet; thence South 73 degrees 38' East 259 feet; thence North 16 degrees 22' East 221 feet to the true point of beginning, said point also being an angle corner in a Deed recorded July 6, 1964 in Book 354 at Page 309, Deed Records of Klamath County, Oregon; thence continuing North 16 degrees 22' East 200 feet, more or less, to the Southerly line of Deed recorded January 13, 1958 in Book 296 at Page 604, Deed Records of Klamath County, Oregon; thence South 73 degrees 66' 30" East along said Southerly line 200 feet, more or less, to the Westerly right of way line of the Dalles-California Highway as now located; thence South 16 degrees 55' 30" West along said right of way line 200 feet, more or less, to a Northerly line of Deed in Book 354 at Page 309, Deed Records of Klamath County, Oregon; thence North 73 degrees 06' West along said Northerly line 200 feet, more or less to the point of beginning.

ALSO that parcel of land situate in the SW 1/4 NW 1/4 of Section 20, Township 28 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, described as follows:

Beginning at an iron pipe on the Westerly right of way of the Dalles-California Highway (U.S. No. 97) 150 feet distant from the center line of said highway opposite Engineer's Station 1024-36.0 and on the Southerly line of that parcel conveyed by Book 296 at Page 604, Deed Records of Klamath County, Oregon; thence North 73 degrees 04' 30" West along said Book 296 at Page 604, 196.1 feet; thence North 16 degrees 55' 30" East 12.0 feet; thence South 73 degrees 04' 30" East 196.1 feet; thence South 16 degrees 55' 30" West 12.0 feet to the point of beginning. Said parcel being located in the SW 1/4 NW 1/4 of Section 20, Township 28 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

CODE 8 MAP 2808-20B0 TL 2600  
CODE 50 MAP 3808-20B0 TL 2700

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 4th day  
of November A.D., 19 97 at 3:51 o'clock P. M., and duly recorded in Vol. M97  
of Deeds on Page 36553

FEE \$35.00

By Bernetha G. Leisch County Clerk  
Kathleen Rosen