

60816

MTC 44424-LW
WARRANTY DEEDVol. m98 Page 2222A

STANLEY R. MARTINDALE and DARLENE M. MARTINDALE, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to: CHARLES L. JOHNSON and MAVIS E. JOHNSON, husband and wife, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said 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.

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 and actual consideration for this conveyance is \$ 42,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: ,

Dated this 19th day of June, 1998.

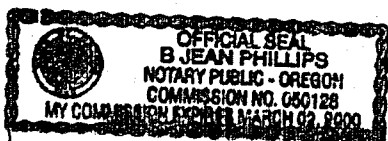
Stanley R. Martindale
STANLEY R. MARTINDALE

Darlene M. Martindale
DARLENE M. MARTINDALE

STATE OF Oregon SS. 6-19 1998
COUNTY OF Klamath

Personally appeared the above named Stanley R. Martindale
and Darlene M. Martindale

and acknowledged the foregoing instrument to be the voluntary act.



(seal)

Before me:

B. Jean Phillips
Notary Public for Oregon

My commission expires 3-2-2000

ESCROW NO. MT44424-LW

Return to:

CHARLES L. JOHNSON

PO Box 167
Chenault Oregon 97731

EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land situated in the SW1/4 NW1/4 of Section 20, Township 28 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Northwest corner of the NW1/4 of Section 20, Township 28 South, Range 8 East of the Willamette Meridian; thence South along the section line a distance of 1,667.8 feet to a point; thence East, a distance of 491.6 feet to a point; thence North 16 degrees 53' 30" East parallel to the Easterly right of way line of the Dalles-California Highway, a distance of 100 feet to a point; thence South 73 degrees 06' 30" East a distance of 150 feet to the true point of beginning; thence South 16 degrees 53' 30" West parallel to said highway right of way, a distance of 180 feet to a point; thence South 73 degrees 06' 30" East, a distance of 150 feet to a point; thence North 16 degrees 53' 30" East, a distance of 180 feet to a point; thence North 73 degrees 06' 30" West, a distance of 150 feet to the true point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of AMERITITLE the 25TH day
of JUNE A.D., 19 98 at 10:38 o'clock A M., and duly recorded in Vol. M98,
of DEEDS on Page 22224.

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Ross