

45821-KR

68929

WARRANTY DEED

Vol. 1198 Page 39963

ELIZABETH E. SHARP,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
 DAVID C. L'HOMMEDIU & GRETCHEN H. L'HOMMEDIU, AS TENANTS BY THE ENTIRETY,
 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
 whosoever, 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 \$ 30,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: P.O. Box 130, Stevenson, WA 98648

Dated this 30th day of October, 1998

Elizabeth E. Sharp
 ELIZABETH E. SHARP

STATE OF OREGONSS. October 19 98COUNTY OF KLAMATH

Personally appeared the above named _____

ELIZABETH E. SHARP

and acknowledged the foregoing instrument to be her voluntary act.



Before me:

Kristi L. ReddNotary Public for OregonMy commission expires 11/10/99

ESCROW NO. MT45821-KR

Return to:

WILLIAM D. HEARN, JR.

PO BOX 130

STEVENSON WA 98648

39963-A

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

A parcel of land situated in the SE1/4 of the NE1/4 of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; more particularly described as follows:

Beginning at a point on the Westerly right of way line of State Highway No. 39, said point being South 1,796.87 feet and South 89 degrees 47' 00" West 30.00 feet from the Northeast corner of Section 25; running thence South 89 degrees 47' 00" West 343.50 feet; thence North 193.47 feet; thence North 89 degrees 34' 00" East 343.50 feet to the Westerly right of way line of State Highway No. 39; thence along said right of way line South 194.77 feet to the point of beginning. (Being Parcel 2 of Partition No. 36-85)

PARCEL 2:

A parcel of land situated in the SE1/4 of the NE1/4 of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; more particularly described as follows:

Beginning at a point on the Westerly right of way line of State Highway No. 39, said point being South 1,796.87 feet and South 89 degrees 47' 00" West 30.00 feet from the Northeast corner of Section 25; running thence South 89 degrees 47' 00" West 343.50 feet; thence South 193.47 feet to the lands described and recorded in Book 100, page 457, Deed Records of Klamath County, Oregon; thence along the Northerly boundary of said described lands, East 343.50 feet to the Westerly right of way line of State Highway No. 39; thence along said right of way line, North 194.76 feet to the point of beginning. (Being Parcel 3 of Partition No. 36-85)

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle

on this 30th day of October A.D., 1998
at 3:42 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 39963

Bernetha G. Letsch, County Clerk

By Kathleen Rossi

Fee, \$35.00

Deputy.

45821 KR