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# MTL 45/50-NG

Vol. M97 Page **1016** 

### WASHBURN AIRPORT PARTNERS, A GENERAL PAKTNERSHIP

Grantor(s), hereby grant, bargain, sell and convey to:

#### DEAN B. WARNER and KRIS L. WARNER, 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 KLAMATE and State of Oregon, to wit:

# SER 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 \$ 15,000.00

Until a change is requested, all tax statements shall be sent to Grantee at the following address: P.O. BOX 733, KLAMATH FALLS, OR 97501

Dated this 16TH day of DECEMBER, 1998.

SEE SIGNATURE PAGE ATTACHED HERETO AND MADE A PART HEREOF

NOTARY ACKNOWLEDGEMENT	
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COUNTY OF	. 19
Personally appeared the above named	
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	My Commission Expires:

AFTER RECORDING RETURN TO:

DEAN B. WARNER 2391 JOE WRIGHT ROAD KLAMATH PAULS, OR 97603 EXHIBIT "B" SIGNATURE PAGE

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BARBARA CALICURA COMMISSION \$167A2868 MOTARY PUBLIC - CALIFORNA SACRAMERTO COUNTY : MY COME, ELPREN OCT 22, 1888	subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.  WITNESS my hand and official seal.  SIGNATURE OF NOTARY
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# CANDONNA ALLENGINES ACKNOWLEDGHEST

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#### EXHIBIT "B" SIGNATURE PAGE

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#### EXHIBIT "A" LEGAL DESCRIPTION

The following described property situated in Section 21, Township 39 South, Range 9 Bast of the Willamette Meridian, Klamath County, Oregon:

Commencing at an iron pipe at the center line intersection of Joe Wright Road and Washburn Way; thence along the center line of Joe Wright Road South 89 degrees 43' West 506.25 feet; thence North 3 degrees 25' West, 30.04 feet to the true point of beginning, also being the Southeast corner of that certain Tract of land conveyed in Deed recorded in Volume M93, page 4005, Microfilm Records of Klamath County, Oregon; thence North 3 degrees 25' West along said East line 299.06 feet; thence North 89 degrees 43' Bast 30.00 feet to the Northeast corner of this description; thence South 3 degrees 25' Rast, 299.06 feet to the North boundary of Joe Wright Road; thence along said road boundary, South 89 degrees 43' West, 30.00 feet to the true point of beginning.

STATE OF OREGO	N: COUNTY OF KLAM	B 중의계 (15:10년 중) 다	
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ol <u>nam</u>	iary A.D. 99	at3:35	o'clock P. M., and duly recorded in Vol. M99
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