

ATC 47930

1999 JUN 28 PM CORRECTING BARGAIN AND SALE DEED

Daryl J. Kollman and Marta C. Kollman, tenants in common, hereby convey unto Daryl J. Kollman and Marta C. Kollman, as tenants in common, all right, title and interest of the undersigned, if any, in and to that certain real property situated in Klamath County, State of Oregon, described as:

See Exhibit "A" attached.

It is the intent of the Grantors that this deed correct the legal description of the subject property previously conveyed to Grantors by deed from Grantors to Grantees dated April 13, 1995, and recorded April 18, 1995 in Volume M95 Page 9684 in the official Records of Klamath County, Oregon.

There is no money consideration for this correction to legal description.

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 the fee title to the property should check with the appropriate city or county planning department to verify approved uses.

DATED this 25 day of June, 1999.

Daryl J. Kollman  
DARYL J. KOLLMAN

Marta C. Kollman  
MARTA C. KOLLMAN

STATE OF OREGON       )  
                                  ) §  
COUNTY OF KLAMATH   )



On the 25 day of June, 1999, personally appeared the above-named Daryl J. Kollman and Marta C. Kollman and acknowledged the foregoing instrument to be a voluntary act. Before me:

Frances I. Johnson  
Notary Public for Oregon  
My Commission Expires: 4/16/2002

Mail Tax Statements to:  
Daryl J. and Marta C. Kollman  
1300 Main Street  
Klamath Falls OR 97601

LAW OFFICES OF  
DAVIS, GILSTRAP, HEARN, SHAW & SALADOFF

A Professional Corporation  
515 EAST MAIN STREET  
SEASIDE, OREGON 97138  
(511) 462-3111 FAX (541) 462-4455

Correcting Bargain and Sale Deed -1-

25630

## EXHIBIT A

A TRACT OF LAND LYING IN THE SOUTHWEST ONE-QUARTER OF SECTION 33, TOWNSHIP 38 SOUTH, RANGE 9 EAST, OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST ONE-QUARTER CORNER OF SAID SECTION 33, THENCE NORTH 00°00'49" EAST, 69.37 FEET TO A POINT ON THE ORIGINAL SOUTHERLY RIGHT-OF-WAY LINE OF SOUTH 6<sup>TH</sup> STREET; THENCE SOUTH 55°27'00" EAST, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, 188.55 FEET; THENCE SOUTH 10°46'10" WEST, 25.27 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID SOUTH 6<sup>TH</sup> STREET AND THE TRUE POINT OF BEGINNING; THENCE CONTINUING ON SAID SOUTHERLY RIGHT-OF-WAY LINE OF SOUTH 6<sup>TH</sup> STREET THE FOLLOWING THREE COURSES, SOUTH 73°06'17" EAST, 32.30 FEET; THENCE SOUTH 61°22'11" EAST, 32.28 FEET; THENCE SOUTH 55°27'00" EAST, 149.88 FEET; THENCE LEAVING SAID SOUTHERLY RIGHT-OF-WAY LINE OF SOUTH 6<sup>TH</sup> STREET, SOUTH 10°46'30" WEST, 589.64 FEET TO A POINT OF NON-TANGENT CURVATURE; THENCE ALONG THE ARC OF A 706.05 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 01°27'00", AN ARC DISTANCE OF 17.87 FEET (THE LONG CHORD OF WHICH BEARS SOUTH 17°12'30" WEST, 17.86 FEET) TO A POINT OF TANGENCY; THENCE SOUTH 10°46'30" WEST, 70.23 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A 702.55 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 22°37'00", AN ARC DISTANCE OF 277.32 FEET (THE LONG CHORD OF WHICH BEARS SOUTH 00°32'00" EAST, 275.52 FEET) TO A POINT OF COMPOUND CURVATURE; THENCE ALONG THE ARC OF A 484.18 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 32°53'29", AN ARC DISTANCE OF 277.95 FEET (THE LONG CHORD OF WHICH BEARS SOUTH 28°17'14" EAST, 274.15 FEET) TO A POINT OF TANGENCY; THENCE SOUTH 44°44'00" EAST, 40.49 FEET; THENCE NORTH 51°04'00" WEST, 302.60 FEET TO A POINT OF NON-TANGENT CURVATURE; THENCE ALONG THE ARC OF A 573.14 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 48°14'00", AN ARC DISTANCE OF 482.49 FEET (THE LONG CHORD OF WHICH BEARS NORTH 13°20'30" WEST 468.36 FEET) TO A POINT OF TANGENCY; THENCE NORTH 10°46'30" EAST, 687.07 FEET TO THE POINT OF BEGINNING.

THIS TRACT OF LAND CONTAINS 4.80 ACRES MORE OR LESS.

State of Oregon, County of Klamath  
Recorded 6/28/99, at 2:53 p. m.  
In Vol. M99 Page 25629

Linda Smith,

County Clerk

Fee \$ 35 *KR*

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