

1999 JUL -9 PM 1:59

MTC 48551-LW
WARRANTY DEED

Vol M99 Page 27574

MARY L. IRWIN, Grantor,

hereby grant, bargain, sell, warrant and convey to:

CITY OF CHILOQUIN, A MUNICIPAL CORPORATION, Grantee,

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
TAX ACCOUNT NO.: 3407 034DC-01900

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 \$50,000.00

Until a change is requested, all tax statements shall be sent to Grantee at the following address: PO BOX 196, CHILOQUIN, OR 97624

Dated this 9th day of July, 1999

Mary L. Irwin
MARY L. IRWIN

State of Oregon
County of KLAMATH

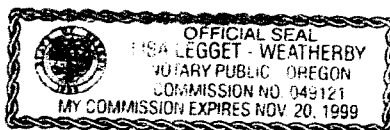
This instrument was acknowledged before me on July 9, 1999 by MARY L. IRWIN.

Lisa Legget-Weatherby
(Notary Public for Oregon)

My commission expires 11/20/99

ESCROW NO. MT48551-LW

Return to:
CITY OF CHILOQUIN
PO BOX 196
CHILOQUIN, OR 97624



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EXHIBIT "A"
LEGAL DESCRIPTION

A portion of Government Lots 13 and 14, in Section 34, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the South one-quarter corner of said Section 34; thence South 89 degrees 54' 15" East along the South line of said Section 34, 38.2 feet more or less to the intersection of said line with the Westerly right of way line of the Southern Pacific Railroad; thence Northeasterly along said right of way line to the Southeasterly corner of that property recorded in Volume M75, page 5304, Microfilm Records of Klamath County, Oregon, said point being marked by a 5/8" iron pin; thence North 89 degrees 55' 34" West along the South line of said parcel, 222.25 feet to a 5/8" iron pin witness corner; thence continuing North 89 degrees 55' 34" West 7.0 feet more or less to the high water line of the Williamson River; thence Southwesterly along said high water line to a point North of the point of beginning; thence South 3.0 feet more or less to a 5/8" iron pin witness corner; thence continuing South 561.04 feet to the point of beginning.

State of Oregon, County of Klamath
Recorded 7/09/99, at 1:59 P. m.
In Vol. M99 Page 27574
Linda Smith,
County Clerk Fee \$ 35 KA