

ORIGINAL

WARRANTY DEED

JOHN EVERETT LEE WARD and LYNETTE JUNE WARD, husband and wife, Grantor, for the true and actual consideration of \$ 13,600.⁰⁰ does convey unto **KLAMATH COUNTY, a political subdivision of the State of Oregon**, Grantee, fee title to the following described property:

A parcel of land lying in Lot 1, Block 6, ALTAMONT ACRES, Klamath County, Oregon and being a portion of that property described in that deed to John Everett Lee Ward and Lynette June Ward, recorded in Book M-76, Page 14590 of Klamath County Record of Deeds; the said parcel being the Northerly 5 feet of said property.

The parcel of land to which this description applies contains 745 square feet, more or less.

Grantor covenants to and with Grantee, its successors and assigns, that grantor is the owner of said property which is free from encumbrances, except for easements, conditions, and restrictions of record, and will warrant the same from all lawful claims whatsoever, except as stated herein.

Grantor agrees that the consideration recited herein is just compensation for the property or property rights conveyed, including any and all damages to Grantor's remaining property, if any, which may result from the acquisition or use of said property or property rights. However, the consideration does not include damages resulting from any use or activity by Grantee beyond or outside of those uses expressed herein, if any, or damages arising from any negligence.

In construing this document, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this document shall apply equally to corporations and to individuals.

5-17-01

RETURN TO AND TAX STATEMENT TO
~~OREGON DEPARTMENT OF TRANSPORTATION~~
~~RIGHT OF WAY SECTION~~
~~955 CAPITOL STREET NE, ROOM 420~~
~~SALEM OR 97301-3871~~

Account No.: 540800 39 09 10AB 3100

Property Address: 3005 Bisbee Street
Klamath Falls OR 97603

After recording return to:

Klamath County Public Works
305 Main Street
Klamath Falls, OR 97601

State of Oregon, County of Klamath
Recorded 01/09/2002 9:43 a. m.
Vol M02, Pg 1295-96
Linda Smith, County Clerk
Fee \$ NC # of Pgs 2

ORIGINAL

ODOT 1296
File 6884-015

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.

It is understood and agreed that the delivery of this document is hereby tendered and that terms and obligations hereof shall not become binding upon Klamath County, unless and until accepted and approved by the recording of this document.

Dated this 26th day of November, 2001.

John Everett Lee Ward
John Everett Lee Ward

Lynette June Ward
Lynette June Ward

STATE OF OREGON, County of Klamath

Dated November 26th, 2001. Personally appeared the above named John Everett Lee Ward and Lynette June Ward, who acknowledged the foregoing instrument to be their voluntary act. Before me:



Melissa Mitchell
Notary Public for Oregon

My Commission expires June 28, 2005

Accepted on behalf of Klamath County
[Signature]
1-2-02