

02 MAR 18 PM 3:01

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ODOT
File 6949-003
8B-36-6

mtc 55657
WARRANTY DEED

EVELYN F. McATEE, Trustee of the Evelyn F. McAtee Trust, Grantor, for the true and actual consideration of \$8,300 does convey unto the **STATE OF OREGON**, by and through its **DEPARTMENT OF TRANSPORTATION**, Grantee, fee title to the following described property:

Fee

A parcel of land lying in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 7, Township 39 South, Range 9 East, W.M., Klamath County, Oregon; the said parcel being that portion of said SE $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$ lying Southwesterly of that property designated as Parcel 2 and described in that deed to the State of Oregon, by and through its State Highway Commission, recorded in Book M-67, Page 9768 of Klamath County Record of Deeds.

ALSO that portion of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 7, Township 39 South, Range 9 East, W.M., Klamath County, Oregon lying Southwesterly of said State of Oregon property and Northerly of that portion of Balsam Drive vacated by that Order of the Board of County Commissioners in and for the County of Klamath, State of Oregon, recorded in Book M-70, Page 5543 of Klamath County Record of Deeds inuring to that property described in that deed to the State of Oregon, by and through its State Highway Commission, recorded in Book M-67, Page 8049 of Klamath County Record of Deeds.

The parcel of land to which this description applies contains 35,885 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

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

Account No.: 535317, 39-09-07-800

Property Address: Corner of Hwy 140 & Hwy 66
Klamath Falls, OR 97603

State of Oregon, County of Klamath
Recorded 03/18/2002 3:01 p. m.
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Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

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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.

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.

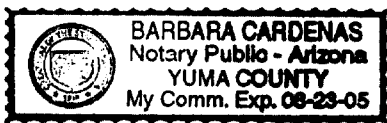
It is understood and agreed that the delivery of this document is hereby tendered and that terms and obligations hereof shall not become binding upon the State of Oregon Department of Transportation, unless and until accepted and approved by the recording of this document.

Dated this 4th day of March, 2002.

Evelyn F. McAtee Trustee
Evelyn F. McAtee, Trustee of the Evelyn F. McAtee Trust

STATE OF AZ., County of Yuma

Dated March 04, 2002. Personally appeared the above named Evelyn F. McAtee, Trustee of the Evelyn F. McAtee Trust, and acknowledged the foregoing instrument to be her voluntary act. Before me:



[Signature]
Notary Public for AZ. (State)
My Commission expires 08-23-05

Accepted on behalf of the Oregon Department of Transportation

[Signature]