

WARRANTY DEED

106602

HANSELL BROTHERS, INC., an Oregon corporation, Grantor, hereby conveys unto the STATE OF OREGON, by and through its DEPARTMENT OF TRANSPORTATION, Highway Division, Grantee, the following described property, to wit:

A parcel of land lying in Lot 12 of Section 26, Township 4 North, Range 27 East, W.M., Umatilla County, Oregon; the said parcel being that portion of said lot lying Northerly of a line parallel with and 40 feet Southerly of the center line of a Frontage Road which center line is described as follows:

Beginning at Engineer's center line Station "FRS" 854+50, said station being 1474.53 feet North and 1999.04 feet West of the Southwest corner of Section 25, Township 4 North, Range 27 East, W.M.; thence South 70° 37' 37" East 1459.36 feet; thence South 75° 19' 10" East 695.33 feet; thence on a 300 foot radius curve right (the long chord of which bears South 57° 46' 50" East 180.81 feet) 183.66 feet to Engineer's center line Station "FRS" 877+88.35.

Bearings are based upon the Oregon Co-ordinate System, North Zone.

The parcel of land to which this description applies contains 2.8 acres, more or less.

TOGETHER WITH all abutter's rights of access between the right of way of the public way identified as the McNary Highway and all of Grantor's remaining real property.

Grantee shall either construct a public frontage road, or provide some other access road on the Southerly side of the highway, and Grantor, its successors and assigns, shall be entitled to reasonable access to said road for any purpose upon application filed with Grantee pursuant to applicable statutes and regulations. Said road shall be connected to the main highway or to other public ways only at such places as Grantee may select.

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

The true and actual consideration received for this conveyance is \$3,500.00.

Dated this 21 day of November, 1984.

HANSELL BROTHERS, INC., an Oregon corporation

By Stafford Hansell  
President

By Mary Elizabeth Hansell  
Secretary

STATE OF OREGON, County of Morrow

November 21, 1984. Personally appeared Stafford Hansell and Mary Elizabeth Hansell, who, being sworn, stated that they are the President and Secretary of Hansell Brothers, Inc., an Oregon corporation, and that this instrument was voluntarily signed in behalf of the corporation by authority of its Board of Directors. Before me:

Deven R. Bost  
Notary Public for Oregon  
My Commission expires 9-13-88

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FILED  
J. DEAN FOUQUETTE, SR.  
UMATILLA COUNTY CLERK

1984 DEC 10 P 3:14

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STATE OF OREGON. } ss  
COUNTY OF UMATILLA. }

I, J. Dean Fouquette, Sr., County Clerk,  
certify that this instrument was received and  
recorded

ON DEC. 10, 1984

at 3:12 o'clock P.M. in the records  
of DEEDS of said County in

Book Page

R-120

437

J. DEAN FOUQUETTE, SR.  
County Clerk

By *Patricia Brown* Deputy

Fees \$5.00 No. 106602

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and

