

08-23-95A09:43 RCVD

WARRANTY DEED

BETTY C. ANDERSON, "Grantor," hereby conveys and warrants to BETTY C. ANDERSON as Trustee of the Betty C. Anderson Revocable Living Trust U/T/A dated August 21, 1995, or to such Successor Trustee of such trust created under such instrument as may hereafter be appointed, "Grantee," the following real property, free of encumbrances except for matters of public record:

ENTIRE LEGAL DESCRIPTION ON REVERSE SIDE HEREOF

THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEES AND GRANTEES' HEIRS AND ASSIGNS UNDER THE WARRANTIES AND COVENANTS CONTAINED HEREIN OR PROVIDED BY LAW SHALL BE LIMITED TO THE EXTENT OF COVERAGE THAT WOULD BE AVAILABLE TO GRANTORS UNDER A STANDARD POLICY OF TITLE INSURANCE CONTAINING EXCEPTIONS FOR MATTERS OF PUBLIC RECORD. THE LIMITATIONS CONTAINED HEREIN EXPRESSLY DO NOT RELIEVE GRANTORS OF ANY LIABILITY OR OBLIGATIONS UNDER THIS INSTRUMENT, BUT MERELY DEFINE THE SCOPE, NATURE, AND AMOUNT OF SUCH LIABILITY OR OBLIGATIONS.

THE TRUE CONSIDERATION FOR THIS CONVEYANCE IS \$ -0-.

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.

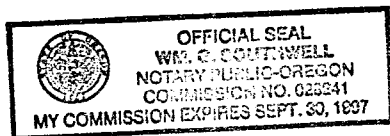
WITNESS the hand of said Grantor on this 21 day of August, 1995.

GRANTOR:

Betty C. Anderson
Betty C. Anderson

STATE OF OREGON)
) ss.
County of Multnomah)

This instrument was acknowledged before me on August 21 1995, by Betty C. Anderson.



Wm. G. Southwell
Notary Public for Oregon

WARRANTY DEED

Betty C. Anderson
Betty C. Anderson, Trustee^{TR}
11120 Hwy 66
Klamath Falls, OR 97601

GRANTEE

GRANTEE'S ADDRESS, ZIP

After recording return to:

Wm. G. Southwell
2400 S.W. Fourth Avenue
Portland, OR 97201

NAME, ADDRESS, ZIP

Until a change is requested, all tax statements shall be sent to the following address:

Betty C. Anderson
11120 Hwy 66
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____

} ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/tile/instrument/microfilm/reception No. _____, Record of Deeds of said County.

Witness my hand and seal of County affixed.

TITLE

Deputy

SPACE RESERVED
FOR
RECORDER'S USE

PARCEL 1

The portion of Lot 3, Section 33 and of W $\frac{1}{4}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 28, all in Township 39 South, Range 8 East of the Willamette Meridian lying South of Highway, less the following:

Beginning at a point on the line between Sections 28 and 33, which is 660 feet East of the one-quarter corner between two said sections; thence North 233.6 feet to the center line of the Klamath Falls-Ashland Highway; thence South 63°14' West along the center line of said Highway a distance of 354.3 feet; thence South 26°53' East 256.7 feet; thence North 53°44' East 246.8 feet to the fence corner; thence 8.2 feet to point of beginning, in Klamath County, Oregon.

PARCEL 2

All that portion of Lot 5 and the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 33, Township 39 South, Range 8 East of the Willamette Meridian lying North and West of the Northerly line of the right of way conveyed to Weyerhaeuser Timber Company by deed recorded June 19, 1928, in Book 78 at page 596, Deed Records of Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Betty Anderson the 23rd day
of Aug A.D., 19 95 at 9:43 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 22636

FEE \$35.00

Bernetha G. Letsch, County Clerk
By Lynette L. Lutz