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Vol. m95 Page 35225

## WARRANTY DEED

Vol. m96 Page 36451  
95 DEC 27 P2:441 MTC 36202NF  
LESLIE E. NORTHCUTT and NORMA V. NORTHCUTT,

Grantor(s) hereby grant, bargain, sell and convey to

J. ARTHUR MOORE,

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

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.

23:21  
19  
1990

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 \$ 164,875.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1115 E. Cordova Street Pasadena, CA 91106

Dated this 19th day of December, 1995

Leslie E. Northcutt  
LESLIE E. NORTHCUTTNorma V. Northcutt  
NORMA V. NORTHCUTT

## NOTARY ACKNOWLEDGEMENT

STATE OF OREGON

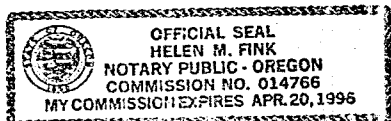
SS. December 19 19 95

COUNTY OF KLAMATH

Personally appeared the above named LESLIE E. NORTHCUTT AND

NORMA V. NORTHCUTT

and acknowledged the foregoing instrument to be THEIR voluntary act.



Before me:

Helen M. Fink

Notary Public for Oregon

My commission expires 4/20/96

(seal)

Return to:

J. ARTHUR MOORE  
1115 E. Cordova St.  
Pasadena CA 91106\* Rerecorded to correct  
legal \*J. Arthur Moore  
c/o Jim Riddell  
3030 Round Lake Rd  
Klamath Falls OR 9760315 R 2  
335 09

35226

36452

# EXHIBIT "A" LEGAL DESCRIPTION

## PARCEL 1:

The N1/2 N1/2 E1/2 SW1/4, Section 7, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

## PARCEL 2:

That portion of Section 7, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

That portion of said Section 7, lying South of the South line of Government Lot 6, Westerly of the Westerly line of Government Lot 2 and East of the East line of the SW1/4 of the NW1/4 of said Section 7.

## PARCEL 3:

The NE1/4 of the NW1/4 of the SW1/4 of Section 7, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

## ~~PARCEL 4:~~

~~Lot 1 of Section 7, EXCEPTING THE FOLLOWING:~~

~~Beginning at the Southeast corner of said parcel from which the Southeast corner of the North half of said Section 7, bears South 43 degrees 33' 53" East, 1,866.65 feet; thence South 89 degrees 48' 22" West 820.00 feet; thence North 00 degrees 11' 38" West, 810.00 feet; thence North 89 degrees 48' 22" East 820.00 feet; thence South 00 degrees 11' 38" East, 810.00 feet to the point of beginning.~~

~~Lots 2 and 6, the W1/2 of the NW1/4, the NW1/4 of the NW1/4 of the SW1/4, the SE1/4 of the NW1/4 of the SW1/4 of Section 7; all in Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.~~

See attached for corrected parcel 4 and parcel 5.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 27 NOV day  
of Dec. A.D., 19 95 at 2:44 o'clock P. M., and duly recorded in Vol. 495  
of Deeds on Page 35225

FEE \$35.00

INDEXED

0/1/1

By

Susan Moody  
Bernetha G. Letach, County Clerk



## PARCEL 4:

A parcel of land located in the Northeast Quarter of Section 7, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon. more particularly described as follows:

Beginning at the N1/4 corner of said Section 7; thence along the Westerly line of the Northeast quarter South 00 degrees 17' 30" East 1331.69 feet to the true point of beginning; thence South 89 degrees 53' 25" East 666.73 feet; thence South 00 degrees 23' 00" East 1331.31 feet to the Southerly line of the Northeast quarter; thence along said Southerly line North 89 degrees 55' 26" West 668.86 feet to the center quarter corner of said Section 7; thence along the Westerly line of the Northeast quarter North 00 degrees 17' 30" West 1331.70 feet to the true point of beginning.

Subject to a 30.00 feet road easement being the Northerly 30.00 feet of the above described parcel.

## Parcel 5

Government Lot 2 and the S 1/2 of the W 1/2 of the NW 1/4, the NW 1/4 of the NW 1/4 of the SW 1/4, the SE 1/4 of the NW 1/4 of the SW 1/4 of Section 7, all in Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon

\*This document is being re-recorded to correct legal description

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 19th day  
of November A.D., 19 96 at 3:21 o'clock P. M., and duly recorded in Vol. M96  
of Deeds on Page 36451.

FEE \$15.00 Re-record

Bernetha G. Letsch County Clerk

By Kathleen Rosa