

33858

MT40558SD  
WARRANTY DEED

Vol. 1997 Page 6533

ROYAL E. POSEY and PATSY H. POSEY, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell and convey to:  
WILD BILLY LAKE, LLC,

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.

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 \$ 107,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: P.O. BOX 25, WALTERVILLE, OR 97489

Dated this 26 day of February 1997

Royal E. Posey  
ROYAL E. POSEY

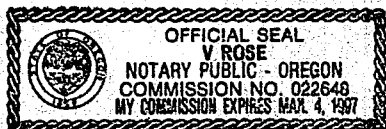
Patsy H. Posey  
PATSY H. POSEY

STATE OF OREGON SS. 2/26 1997  
COUNTY OF COOS

Personally appeared the above named ROYAL E Posey  
And Patsy H Posey

and acknowledged the foregoing instrument to be their voluntary act.

Before me:



(seal)

V. Rose  
Notary Public for Oregon  
My commission expires 3-4-97

ESCROW NO. MT40558-SD

Return to:  
WILD BILLY LAKE, LLC  
P.O. BOX 25  
WALTERVILLE, OR 97489

**PARCEL 1**

**6534**

Parcel 1 of Land Partition 36-93 situated in the N1/2 Section 29, Township 35 South, Range 12 East, Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM the following described parcel of land:

That portion of Parcel 1 of Land Partition 36-93 filed August 2, 1995 in the Klamath County Clerks Office, EXCEPTING THEREFROM that portion lying within the Northeast quarter of Section 29, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

ALSO described as Parcel 1 of Property Line Adjustment 25-95.

**PARCEL 2**

Parcel 2 of Land Partition 36-93 situated in the N1/2 section 29, Township 35 South, Range 12 East, Willamette Meridian, Klamath County, Oregon.

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 5th day  
of March A.D., 19 97 at 11:08 o'clock A. M., and duly recorded in Vol. M97  
of Deeds on Page 6533

FEE \$35.00

Bernetha G. Letsch, County Clerk  
by Kathleen Ross