

43883

MTT, 42041-LW  
WARRANTY DEEDVol. 1797 Page 27329

MARJORIE F. MONROE,

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

GARY GIARRETTO and NORREN GIARRETTO, husband and wife,

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 \$ 95,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1354 Maryann Dr. Santa Clara, CA 95050

Dated this 19th day of Aug., 1997

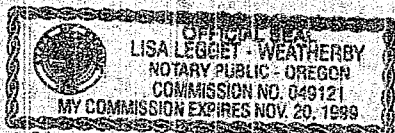
Marjorie F. Monroe  
MARJORIE F. MONROE

STATE OF OregonCOUNTY OF KlamathSS. August 19<sup>th</sup> 1997

Personally appeared the above named

Marjorie F. Monroe

and acknowledged the foregoing instrument to be A voluntary act.



(seal)

Before me:

Lisa Leggett-Weatherby  
Notary Public for Oregon  
My commission expires 11/20/99

ESCROW NO. MT42041-LW

Return to:

GARY GIARRETTO

1354 Maryann Dr.Santa Clara, CA95050

# **EXHIBIT "A"** **LEGAL DESCRIPTION**

A portion of Lot 21, Section 6, Township 35 South, Range 7 East of the Willamette Meridian, more particularly described as follows:

Beginning at a point on the West right of way line of State Highway No. 427 (Old Dalles-California Highway) which is 312.50 feet North, more or less along said highway right of way line from the South line of said Lot 21, said point of beginning being the Northeast corner of the tract of land conveyed to William R. Barfield and Ruth E. Barfield, husband and wife, by deed recorded in Volume 362 at page 523 of Klamath County, Oregon, Deed Records; thence continuing North along said highway right of way line a distance of 111.25 feet more or less to the Northeast corner of the tract of land conveyed to Norman T. Hanson by deed dated May 19, 1964 and recorded July 12, 1963, in Volume 363 at page 141, Klamath County, Deed Records; thence West along the North line of said tract of land conveyed to Norman T. Hanson to the Westerly line of Lot 21; thence South along the Westerly line of Lot 21 to the Northwest corner of said tract of land conveyed by said Deed recorded in Volume 362 at page 523, Deed Records; thence Easterly along the Northerly line thereof, to the point of beginning.

And the South 56.25 feet of the South 111.25 feet of the North 236.25 feet of Government Lot 21 lying Westerly of the West right of way line of State Highway #427 being in Section 6, Township 35 South, Range 7 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 20th day  
of August A.D., 19 97 at 11:30 o'clock A. M., and duly recorded in Vol. M97  
of Deeds on Page 27329

FEE \$35.00

By Bernetha G. Letsch County Clerk  
Kethin Ross