

57307

NTC 44545-MS

WARRANTY DEED Vol. 1128 Page 14421

RANDY R. SCOTT and SUSAN J. SCOTT, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to: RICHARD E. STROUP and DEBBIE L. STROUP, 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 \$ 33,830.30.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: P.O. BOX 5222, Klamath Falls, OR 97601

Dated this 30th day of April, 1998

Randy R. Scott For  
RANDY R. SCOTT

BY: Susan J. Scott HIS ATTORNEY IN FACT  
SUSAN J. SCOTT

Susan J. Scott  
SUSAN J. SCOTT

STATE OF Oregon, County of Klamath ) ss.

This instrument was acknowledged before me on April 30, 1998

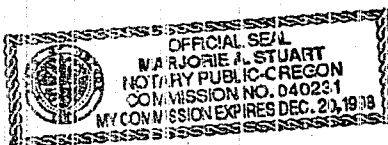
by Susan J. Scott, individually and

as Attorney in fact

of Randy R. Scott

Marjorie A. Stuart  
Notary Public of Oregon

My commission expires 12-20-98



ESCROW NO. MT44545-MS

Return to:

RICHARD E. STROUP  
P.O. BOX 5222  
KLAMATH FALLS, OR 97601

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

That portion of Lot 16 of TRACT 1325 - SILVER RIDGE ESTATES FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Commencing at the Northeast corner of Lot 17 of said Tract 1325 as shown in Exhibit "A" attached to and made a part hereof; thence South 89 degrees 05' 08" West, a distance of 192.93 feet to a point and the true point of beginning of this description; thence North 85 degrees 24' 17" West, a distance of 435.13 feet; thence South 89 degrees 54' 03" West, a distance of 269.23 feet; thence South 00 degrees 19' 05" East, a distance of 575.97 feet; thence South 90 degrees 00' 00" East, a distance of 322.66 feet; thence North 00 degrees 00' 00" East, a distance of 134.13 feet; thence North 90 degrees 00' 00" East, a distance of 357.09 feet; thence North 04 degrees 06' 05" West, a distance of 233.27 feet; thence North 60 degrees East, a distance of 70.05 feet; thence North 09 degrees 51' 21" West a distance of 142.63 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss

Filed for record at request of Amber Little the 30th day  
of April A.D., 19 98 at 11:25 o'clock A. M., and duly recorded in Vol. 198  
of Deeds on Page 14421

FEE \$35.00

By Bernetha G. Lersch County Clerk  
Kathleen Kiser