

MTC 47233-KR  
WARRANTY DEED

99 Mch -7 A11.35

Vol M89 Page 17539

RICHARD G. HODDER and SHIRLEY L. HODDER, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to: G. ROGER HAMILTON, and KAREN S. HAMILTON, as tenants by the entirety 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 whomssoever, 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 \$ 252,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 511 BROOKSIDE DRIVE, EUGENE, OR 97405

Dated this 29th day of April, 1999.

  
RICHARD G. HODDER

  
SHIRLEY L. HODDER

STATE OF OREGON

SS.

April 29

19 99

COUNTY OF KLAMATH

Personally appeared the above named

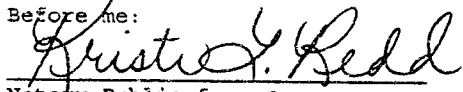
RICHARD G. HODDER & SHIRLEY L. HODDER

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

  
Notary Public for Oregon

My commission expires

11/16/99

ESCROW NO. MT47233-KR

Return to:

G. ROGER HAMILTON  
511 BROOKSIDE DRIVE  
EUGENE, OR 97405

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

E1/2 NW1/4 EXCEPTING THEREFROM the Westerly 90 feet; and the W1/2 NE1/4 All in Section 29, Township 39 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, lying North and West of Gerber Road.

EXCEPTING THEREFROM a piece or parcel of land situate in the NE1/4 NW1/4, said Section, Township and Range, containing 1,600 square feet Being 40 feet along its East-West dimension and 40 feet along its North-South dimension: at the exact center of which is located the irrigation well identified as "Well No. 2" in Application No. G-4819 to Appropriate the Ground Waters of the State of Oregon and from which center of well the Northwest corner of said Section 29 bears North 67 degrees 47 1/2' West, 2740.2 feet, more or less, distant, together with the right of ingress and egress thereto for both physical access and an electrical power supply.

State of Oregon, County of Klamath  
Recorded May 7, 1999, at 11:35 AM  
at the referenced page, Vol. M99.  
Linda Smith, County Clerk  
Fee \$ 35-

*Linda Smith*