



CRATER

TITLE  
INSURANCE

300 West Main • P.O. Box 250  
Medford, Oregon 97501  
(541) 779-7250 • FAX (541) 779-4013

Vol. M99 Page 26194

K-53925  
WARRANTY DEED

Order # 99211057ST

KNOW ALL MEN BY THESE PRESENTS, That **RALPH R. HITE** and **SHAWNA L. HITE** and **BETH HITE**, Grantor, conveys and warrants to **FRED ROBERTSON**, Grantee, the following described real property, together with appurtenances, free of encumbrances except as specifically set forth herein, situated in **Klamath County**

\*and **DEBRA ROBERTSON**, Husband and Wife

SUBJECT TO:

For tax purposes, the herein described property has been classified as forest growth land and assessed at a lower valuation by the County Assessor pursuant to ORS 321.257 to 321.375. If the land becomes disqualified for the special assessment under the statute, an additional tax and interest thereon may be levied, which the Grantees herein agree to assume and pay. Rights of the public within the limits of public roadways, and/or rights of private parties within existing roadways or driveways. Easements of record.

The true consideration paid for this conveyance is Sixty-Five Thousand And 00/100 DOLLARS \$65,000.00.

☐ However, the whole consideration includes other value given or promised (check if other consideration statement applies).

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.

Dated this 14 day of JUNE, 1999.

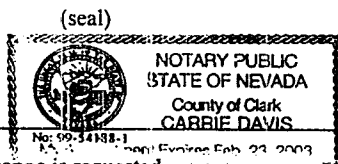
Beth Hite

Ralph R. Hite  
RALPH R. HITE

Shawna L. Hite  
SHAWNA L. HITE

Nevada  
STATE OF OREGON )  
Clark ) ss.  
County of Klamath )

This instrument was acknowledged before me on the 14 day of JUNE, 1999 by RALPH R. HITE and SHAWNA L. HITE and BETH HITE.



Carrie Davis  
Notary Public for Oregon Nevada  
My commission expires: Feb 23, 2003

Until a change is requested,  
send all tax statements to:  
Grantee at: P.O. Box 717  
TALENT, OR 97540

Return document to:  
**Crater Title Insurance**  
300 W. Main Street  
Medford, OR 97501

STATE OF OREGON,

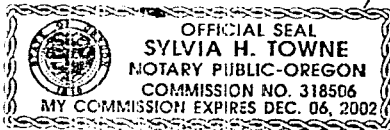
County of Jackson

SS.

FORM No. 23—ACKNOWLEDGMENT.  
Stevens-Ness Low Publishing Co. Portland, OR 97204 © 1992

BE IT REMEMBERED, That on this 15<sup>th</sup> day of June, 1922,  
before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within  
named Ralph L. Hite & Beto Hite

known to me to be the identical individuals described in and who executed the within instrument and  
acknowledged to me that they executed the same freely and voluntarily.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed  
my official seal the day and year last above written.

Sylvia H. Towne  
Notary Public for Oregon  
My commission expires 12/6/2002

**EXHIBIT 'A'**  
**DESCRIPTION OF PROPERTY**

The NE ¼ of Section 30, Township 38 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon, SAVING AND EXCEPTING THE FOLLOWING:

Commencing at a brass cap monumenting the Section corner common to Sections 19, 20, 29 and 30, Township 38 South, Range 6 East, Willamette Meridian, Klamath County, Oregon, thence South 0°43'36" East, along the East line of Section 30, 664.85 feet to a 1" pipe monumenting the True Point of Beginning; thence continue South 0°43'36" East, along said East line, 664.85 feet to a 1" pipe; thence South 89°20'12" West, 1319.46 feet to a 1" pipe; thence North 0°37'06" West, 662.63 feet to a 1" pipe; thence North 89°14'26" East 497.33 feet to a 5/8" square pin; thence continue North 89°14'26" East 820.89 feet to a 1" pipe on the East line of said Section 30 and the True Point of Beginning.

Beginning at a brass cap monumenting the Section corner common to Sections 19, 20, 29, and 30, Township 38 South, Range 6 East, Willamette Meridian, Klamath County, Oregon; thence South 0°43'36" East along the East line of Section 30, 664.85 feet to a 1" pipe; thence South 89°14' 26" West, 820.89 feet to a 5/8" square pin; thence continue South 89°14' 26" West 563.07 feet to a 1" pipe; thence North 0°37'06" West, 662.52 feet to a 1" pipe on the North line of said Section 30; thence North 89°08'39" East, along said North line, 1382.70 feet to the point of beginning.

State of Oregon, County of Klamath  
Recorded 6/30/99, at 3:20 p. m.  
In Vol. M/99 Page 26194

Linda Smith,

County Clerk

Fee \$ 40 - RL