

1999 JUL -2 AM 11: 52

Warranty Deed

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KNOW ALL MEN BY THESE PRESENTS, That Gail E. Keith, Grantor, hereinafter called the grantor, for the consideration hereinafter stated, to the grantor paid by

Gail E. Keith, Trustee  
Of the Keith Family Trust of 1999  
Under Trust Dated: June 29, 1999  
F/B/O The Keith Family

hereinafter called grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances there-unto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

SEE THE ATTACHED EXHIBIT "A" FOR THE LEGAL DESCRIPTION WHICH BY REFERENCE IS MADE A PART HEREOF.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successor and assigns, that grantor is lawfully seized in fee simple of the above granted premises, from all encumbrances Except those listed in the property description

and that grantor will warrant and forever defend the above granted 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.

The true consideration for this conveyance, stated in terms of dollars, is \$ -0- (estate planning purposes).

In Witness Whereof, the grantor has executed this instrument this June 29, 1999.

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.

Gail E. Keith  
Gail E. Keith

STATE OF OREGON, County of Marion ) ss.

This instrument was acknowledged before me on June 29, 1999 by Gail E. Keith.

Before Me: Marsha R. Dunn  
Notary Public for the State of Oregon



GRANTOR:

Gail E. Keith  
3523 Jefferson Marion Rd. SE  
Jefferson, OR 97352-9274

GRANTEE:

Gail E. Keith, Trustee  
3523 Jefferson Marion Rd. SE  
Jefferson, OR 97352-9274

After Recording, Return to and  
Send Tax Statements to:

Gail E. Keith  
3523 Jefferson Marion Rd. SE  
Jefferson, OR 97352-9274

STATE OF OREGON )  
 ) ss.  
County of Klamath )

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 1999, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_, Record of Deeds of said county.

Witness my hand and seal of the County affixed.

Recording Officer

By \_\_\_\_\_  
Deputy

26550

EXHIBIT "A"

Situated in Klamath County, Oregon.

W 1/2 N 1/2 N 1/2 NE 1/4 NE 1/4 of Section 8, Township 25  
South, Range 8 East of the Willamette Meridian.

Subject to: Rights of the public in and to any portion of said premises lying within the limits of roads and highways; Reservations of minerals, oil and gas rights as disclosed by deed recorded June 14, 1965, in Deed Volume 362 at page 280; 10-ft. wide easement parallel to and forming entire South boundary for joint user roadway and all other roadway purposes as recorded June 8, 1970 in Deed Volume M-70 at page 4578.

State of Oregon, County of Klamath  
Recorded 7/02/99, at 11:52 a. m.  
In Vol. M99 Page 26549  
Linda Smith,  
County Clerk Fee \$ 35- AR