



1999 AUG 10 AM 11:31

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After recording return to:

John Kent28730 Jager LaneJunction City, OR 97448Until a change is requested all tax statements
shall be sent to the following address:John Kent28730 Jager LaneJunction City, OR 97448Escrow No. K54126BTitle No. K54126B

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Timm-Burr Inc., An Oregon Corporation, Grantor, conveys and warrants to John Kent, an estate in fee simple, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See legal description marked Exhibit "A" attached hereto and by this reference made a part hereof as though fully set forth herein.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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 consideration for this conveyance is \$3,500.00 (Here comply with the requirements of ORS 93.030)

Dated this 29th day of July, 1999.

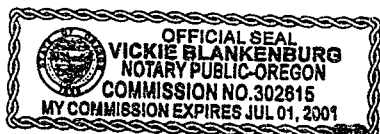
Timm-Burr Inc., An Oregon Corp

By: Randy L. Shaw
Randy L. Shaw, President

STATE OF OREGON

County of Klamath } ss.

This instrument was acknowledged before me on this 29th day of July, 1999
by Randy L. Shaw, President of Timm-Burr Inc.
an Oregon Corporation



Vickie Blankenburg
Notary Public for Oregon

My commission expires: 7-01-2001

32262

EXHIBIT "A"
LEGAL DESCRIPTION

A portion of Lot 3, Block 11, KLAMATH FALLS FOREST ESTATES SYCAN UNIT, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at the most Easterly corner of Lot 3, Block 11; thence Southerly along the Easterly line of said Lot 3, 1000 feet; thence N 54°02'28" W 400 feet; thence N 35°57'32" E 1000 feet to a point on the Northeasterly line of said Lot 3; thence S 54°02'28" E 400 feet to the point of beginning of said Lot 3, Block 11, also known as Lot 3B, Block 11.

State of Oregon, County of Klamath
Recorded 8/10/99, at 11:31 a. m.
In Vol. M99 Page 32261
Linda Smith,
County Clerk Fee \$ 35 ^{RP}