

1999 OCT 26 PM 4:06

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Vol M99 Page 42774

STATE OF OREGON

County of

I certify that the within instrument was received for record on the day of 19

book/reel/volume No. on page and/or as fee/instrument/microfilm/reception No. Record of Deeds of said County.

State of Oregon, County of Klamath
Recorded 10/26/99, at 4:06 P. M.
In Vol. M99 Page 42774
Linda Smith,
County Clerk Fee \$ 30⁰⁰SPACE RESERVED
FOR
RECORDER'S USE

ELEANOR M. KLUMP

4720 SUNSET RIDGE ROAD

KLAMATH FALLS, OR. 97601

Grantor's Name and Address

ELEANOR M. KLUMP TRUST

4720 SUNSET RIDGE ROAD

KLAMATH FALLS, OR. 97601

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

ELEANOR M. KLUMP TRUSTEE

KLAMATH 4720 SUNSET RIDGE RD

KLAMATH FALLS, OR. 97601

Until requested otherwise, send all tax statements to (Name, Address, Zip):

SAME AS ABOVE

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that ELEANOR M. KLUMP

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by ELEANOR M. KLUMP TRUST

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

THE FOLLOWING DESCRIBED REAL PROPERTY IN KLAMATH COUNTY, OREGON:

A TRACT OF LAND SITUATED IN GOVERNMENT LOT 2, SECTION 13, TOWNSHIP 38 SOUTH, RANGE 8 EAST OF THE WILAMETTE MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE IRON PIN MARKING THE NORTHEAST CORNER OF GOVERNMENT LOT 2, SECTION 13, TOWNSHIP 38 SOUTH, RANGE 8 EAST OF THE WILAMETTE MERIDIAN, OF THAT PARCEL DESCRIBED IN KLAMATH COUNTY DEED RECORDS IN-68 AT PAGE 1815, 293.50 FEET TO AN IRON PIN; THENCE SOUTH 29° 48' WEST, 362.23 FEET, TO AN IRON PIN MARKING THE SOUTHWEST CORNER OF THAT PARCEL DESCRIBED IN KLAMATH COUNTY DEED RECORDS M-60 AT PAGE 1815; THENCE NORTH 53° 13' WEST, 106.08 FEET, TO AN IRON PIN; 189.63 FEET TO A POINT ON THE NORTHERLY BOUNDARY LINE OF SAID GOVERNMENT LOT 2; THENCE NORTH 61° 27' WEST 722.02 FEET; THENCE NORTH 80° 19' WEST, 38.30 FEET; THENCE NORTH EAST ALONG SAID NORTHERLY BOUNDARY LINE 780.00 FEET TO THE POINT OF BEGINNING EXCEPTING A 60 FOOT STRIP ALONG THE SOUTHERLY BOUNDARY AND A 60 FOOT STRIP ALONG THE EASTERLY BOUNDARY FOR ROADS

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): NO EXCEPTIONS

grantor will warrant and forever defend the 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 and actual consideration paid for this transfer, stated in terms of dollars, is \$ ZERO (0). However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols ☐, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument this 26 day of OCTOBER, 1999; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on OCTOBER 26, 1999

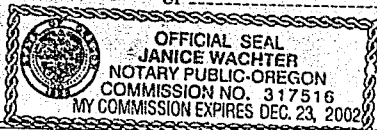
by ELEANOR M. KLUMP

This instrument was acknowledged before me on , 19

by

as

of

Janice Wachter
Notary Public for Oregon

My commission expires 12/23/02

\$30.00