



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01050528

AFTER RECORDING RETURN TO:
Mr. and Mrs. James R. Wolfe
Ac30 Box 120
Chemult, OR

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

DIAHN SHELTON, hereinafter called GRANTOR(S), convey(s) and warrants to JAMES R. WOLFE and GERALDINE A. WOLFE, husband and wife, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH HEREIN

FRW
glw
"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 30.390."

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$39,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 29th day of November, 1999.

Diahn Shelton For by Preston Neal Shelton
DIAHN SHELTON by PRESTON NEAL SHELTON
her attorney in fact

STATE OF OREGON, County of Klamath)ss.

On November 30, 1990, personally appeared Preston Neal Shelton as attorney in fact for Diahn Shelton.

Marlene T. Addington
Notary Public for Oregon
My Commission Expires: March 22, 2001



A portion of the NW 1/4 SE 1/4 of Section 29, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the point of intersection of the West line of said NW 1/4 SE 1/4 and the North line of Del Fatti County road; thence North along the West line of said NW 1/4 SE 1/4 348.4 feet to a point; thence East at right angles to the West line of said NW 1/4 SE 1/4 125.0 feet to a point; thence South parallel to the West line of said NW 1/4 SE 1/4 348.4 feet to a point on the North line of said road; thence West along the North line of said road to the point of beginning.

SAVE AND EXCEPT a portion of the NW 1/4 SE 1/4 of Section 29, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the point of intersection of the West line of said NW 1/4 SE 1/4 and the North line of Del Fatti County Road; thence North along the West line of said NW 1/4 SE 1/4 348.4 feet to a point which point is the true point of beginning; thence East at right angles to the West line of said NW 1/4 SE 1/4 125.0 feet to a point; thence South parallel to the West line of said NW 1/4 SE 1/4 150 feet, more or less, to an existing fence; thence West along said fence to the West line of said NW 1/4 SE 1/4; thence North to the point of beginning.

CODE 164 MAP 3909-2900 TL 1400

State of Oregon, County of Klamath
Recorded 12/01/99, at 10:21 a.m.
In Vol. M99 Page 47362
Linda Smith,
County Clerk Fee \$ 35.00