

NN

2000 MAR 15 AM 11:30  
ANDERSONVol. M00 Page 8353Grantor's Name and Address  
Stewart

Grantee's Name and Address

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

Robert A Stewart  
2618 Westgate DR  
Klamath Falls OR 97603

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

Same as above

SPACE RESERVE  
FOR  
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 3/15/00, at 11:30 a.m.

In Vol. M00 Page 8353

Linda Smith,

County Clerk

Fee \$ 26.00

By

## WARRANTY DEED

KNOW ALL BY THESE PRESENTS that JERRY O. ANDERSON and ELIZABETH A. ANDERSON, Trustee, or their successors in Trust, under ANDERSON LOVING TRUST \*\*, hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by ROBERT A. STEWART

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:

SEE ATTACHED EXHIBIT "A"

\*\*dated October 16, 1990, and any amendments thereto.

(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): Covenants, conditions, reservations, restrictions, rights, rights of way and easements of record if any, and those apparent on the land.

and that 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 \$ 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 on March 15, 2000; 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.

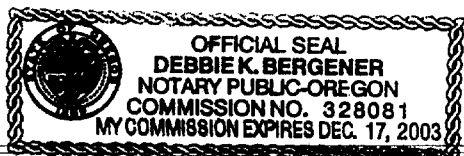
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Jerry O Anderson trustee  
Elizabeth A Anderson trustee  
Elizabeth A Anderson trustee

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on March 15, 2000 by Jerry O Anderson as trustee and Elizabeth A Anderson as trustee.

This instrument was acknowledged before me on \_\_\_\_\_ by \_\_\_\_\_ as \_\_\_\_\_ of \_\_\_\_\_



Debbie K. Bergener  
Notary Public for Oregon  
My commission expires 12-17-2003

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## EXHIBIT "A"

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

Beginning at the Southeast corner of Parcel 2 of "Land Partition 18-99", and being on the Northerly right of way line of Simmers Avenue, from which the C-W 1/16 corner of said Section 1 bears South 89 degrees 09' 53" West 690.04 feet and South 00 degrees 10' 00" West 70.00 feet; thence North 00 degrees 10' 00" East, along the East line of said Parcel 2, 329.70 feet; thence North 89 degrees 02' 00" East 40.01 feet; thence South 00 degrees 10' 00" West 329.79 feet to a point on the Northerly right of way line of Simmers Avenue; thence South 89 degrees 09' 53" West 40.01 feet to the point of beginning, with bearings based on Record of Survey 6447 on file at the Office of the Klamath County Surveyor.