



## WARRANTY DEED

ASPEN TITLE ESCROW NO. 01051127

AFTER RECORDING RETURN TO:

Mr. and Mrs. Dino J. Rossetto

4806 ONYX AVE.  
KLAMATH FALLS, OR. 97603

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

LEROY HOUCK, also known as ROY HOUCK, hereinafter called  
 GRANTOR(S), convey(s) and warrants to DINO J. ROSSETTO and  
 HELEN J. ROSSETTO, 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 . . . . .

Initial: DR HJR  
 Date: \_\_\_\_\_  
 Time: \_\_\_\_\_

"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  
 \$111,200.00.

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 13th day of April, 2000.

Leroy Houck

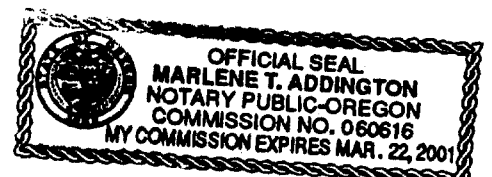
LEROY HOUCK

STATE OF OREGON, County of Klamath)ss.

On April 13, 2000, personally appeared Leroy Houck who  
 acknowledged the foregoing instrument to be his voluntary act  
 and deed.

Marlene T. Addington  
 Notary Public for Oregon

My Commission Expires: March 22, 2001



## EXHIBIT "A"

## PARCEL 1:

The N 1/2 NW 1/4 of Section 31, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon. SAVING AND EXCEPTING rights of way for railroad and highway purposes.

ALSO LESS AND EXCEPT the following parcels:

A parcel of land situate in the NE 1/4 NW 1/4 of Section 31, 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 a point on the centerline of an existing County Road from which the Northwest corner of Section 31, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, bears South 89 degrees 42' 30" West a distance of 2086.4 feet distant; thence South 0 degrees 17' 30" East 30.0 feet to a point in the Southerly right of way line of said County Road, being the true point of beginning of this description; thence North 89 degrees 42' 30" East along said Southerly right of way line 500.0 feet to a point; thence South 0 degrees 17' 30" East 871.2 feet to a point; thence South 89 degrees 42' 30" West 500.0 feet to a point; thence North 0 degrees 17' 30" West 871.2 feet to the true point of beginning.

A parcel of land situated in the NE 1/4 of the NW 1/4 of Section 31, 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 a point on the center line of an existing County Road from which the section corner common to Sections 25, 30, 31 and 36, Township 39 South, Range 9 East of the Willamette Meridian, bears South 89 degrees 42' 30" West a distance of 2086.4 feet; thence South 0 degrees 17' 30" East a distance of 30.0 feet to a point on the Southerly right of way line of said County Road being the true point of beginning of this description; thence South 0 degrees 17' 30" East a distance of 871.2 feet; thence South 89 degrees 42' 30" West a distance of 250.0 feet; thence North 0 degrees 17' 30" West a distance of 871.2 feet; thence North 89 degrees 42' 30" East a distance of 250.0 feet to the true point of beginning.

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## EXHIBIT "A" CONTINUED

## PARCEL 2:

The S 1/2 NW 1/4 of Section 31, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

LESS AND EXCEPT that portion that lies Southwest of the C-4-N Lateral.

LESS AND EXCEPT from the above parcels any portion that falls within the C-4-N Lateral and the USBR #20 Drain.

CODE 164 MAP 3909-3100 TL 700  
CODE 164 MAP 3909-3100 TL 800  
CODE 164 MAP 3909-3100 TL 900

State of Oregon, County of Klamath  
Recorded 04/13/00, at 3:29 p m.  
In Vol. M00 Page 12123  
**Linda Smith,**  
County Clerk Fee \$ 31<sup>00</sup>