



## WARRANTY DEED

ASPEN TITLE ESCROW NO.: 01051615

AFTER RECORDING RETURN TO:  
ANN M. FORD AND JULIE A. KYNISTON  
2218 AUTUMN AVENUE  
KLAMATH FALLS, OR 97601

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

CHAD M. RAGER AND CAROL J. RAGER, hereinafter called GRANTOR(S), convey(s) and warrants to ANN M. FORD AND JULIE A. KYNISTON, not as tenants in common but with rights of survivorship, 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 . . . . .

"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 \$46,500.00.

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 09 day of Aug, 2000.

Chad M. Rager  
CHAD M. RAGER

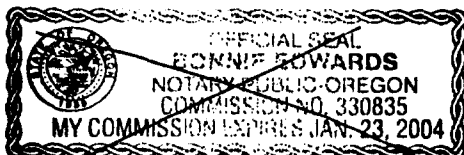
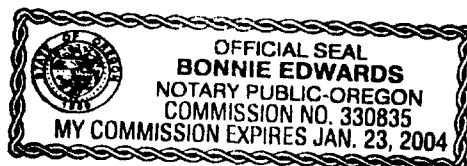
Carol J. Rager  
CAROL J. RAGER

STATE OF OREGON, County of Wasco )ss.

On August 9, 2000, personally appeared Chad M. Rager and Carol J. Rager, who acknowledged the foregoing instrument to be their voluntary act and deed.

Bonnie Edwards  
Notary Public for OREGON

My Commission Expires: January 23, 2004



## EXHIBIT "A"

## PARCEL 1:

Lots 10 and 11, Block 1, RIVERVIEW SECOND ADDITION, in the County of Klamath, State of Oregon.

EXCEPTING THEREFROM that portion deeded to the State of Oregon by deed recorded August 15, 1967 in Volume M67, Page 6392, Microfilm Records of Klamath County, Oregon.

CODE 4 MAP 3909-5BD TL 3800

## PARCEL 2:

Lots 8 and 9, Block 1, RIVERVIEW SECOND ADDITION, in the County of Klamath, State of Oregon.

EXCEPTING THEREFROM that portion described as Parcel 1 in Volume M67, Page 3254, Microfilm Records of Klamath County, Oregon.

CODE 4 MAP 3909-5BD TL 3900

State of Oregon, County of Klamath  
Recorded 08/10/00, at 2:54 p m.  
In Vol. M00 Page 29393  
**Linda Smith,**  
County Clerk Fee\$ 26<sup>00</sup>