



200 SEP 19 AM 11:13

THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

Michael Lee Krieger

2415 W. 135th Ave

San Leandro, CA 94577

Until a change is requested all tax statements shall be sent to the following address:

Michael Lee Krieger

Same as Above

Escrow No. K55946P

Title No. K-55946

STATUTORY WARRANTY DEED

Robert A. Langley and Patricia R. Langley, Grantor, conveys and warrants to Michael Lee Krieger and Donna L. Krieger, husband & wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

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

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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.

The true consideration for this conveyance is \$42,500.00 (Here comply with the requirements of ORS 93.030)

Dated this 14th day of September, 2000.

Robert A. Langley
Robert A. Langley

Patricia R. Langley
Patricia R. Langley

STATE OF OREGON

County of Klamath

} ss.

This instrument was acknowledged before me on this 14 day of September, 2000 by Robert A. Langley and Patricia R. Langley



Patricia M. Johnson
Notary Public for Oregon

My commission expires: 08/04/2004

K-26-

A parcel of land situated in the SW ¼ of the SE ¼ of Section 15, Township 39 South, Range 10 East of the Willamette meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the East line of said SW ¼ SE ¼, said point being S. 00°47'35" E. 215.41 feet from the Northeast corner of said SW ¼ SE ¼, thence S. 00°47'35" E. 350.00 feet to the North line of the O.C. & E. Railroad right of way; thence S. 81°36'00" W. along said North line a distance of 1018.44 feet to the intersection of the South extension of the East line of a parcel of land and conveyed to Matt H. Obenchain and wife by Deed recorded August 17, 1965, in Volume M-65 on page 964; thence North along said South extension and the East line of said Obenchain parcel and the North extension of said East line, a distance of 420.00 feet; thence N. 85°30'34" E. 1005.76 feet to the point of beginning.

Together with a 12 foot wide roadway from Oregon, California and Eastern Railway Company, a Nevada corporation to Herman F. Romtvedt, dated January 29, 1976, recorded February 27, 1981, in Volume M-81 page 3433, Deed records of Klamath County, Oregon.

State of Oregon, County of Klamath
Recorded 09/19/00, at 11:13 a.m.
In Vol. M00 Page 34238
Linda Smith,
County Clerk Fee\$ 26⁰⁰