

200 OCT 10 AM 11:46

mtc S2199-TM
WARRANTY DEED

Vol MOO Page 36961

K. PETER SAIRS AS TRUSTEE OF THE RICHARD F. MALECKA TRUST DATED DECEMBER 6, 1989,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

MICKEY D. GARRELTS and CYNTHIA A. GARRELTS, as tenants by the entirety,

Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

ACCT# 3909-005BC-00700

KEY# 531847

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said 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.

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 and actual consideration for this conveyance is 156,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 2500 LINDLEY WAY, KLAMATH FALLS, OR 97601

Dated this 7 day of OCT, 00.

TRUSTEES OF THE RICHARD F. MALECKA TRUST

BY: K. Peter Sairs

K. PETER SAIRS, TRUSTEE

State of California

County of San Joaquin

This instrument was acknowledged before me on Oct 7, 2000 by K. PETER SAIRS AS TRUSTEE OF THE RICHARD F. MALECKA TRUST DATED DECEMBER 6, 1989.

M. Eichenberger
(Notary Public for ~~Oregon~~ California)

My commission expires April 17, 2002

ESCROW NO. MT52199-TM

Return to:

MICKEY D. GARRELTS
2500 LINDLEY WAY
KLAMATH FALLS, OR 97601

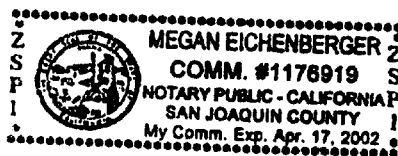


EXHIBIT "A" LEGAL DESCRIPTION

A parcel of land situated in the SW1/4 of the NW1/4 of Section 5, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Commencing at a one inch iron shaft with hex nut marking the Northwest corner of said SW1/4 of the NW1/4; thence North 89 degrees 55' 00" East along the North line of said SW1/4 of the NW1/4, 514.12 feet; thence South 00 degrees 05' 00" East, 124.31 feet to the point of beginning for this description; thence continuing South 00 degrees 05' 00" East, 249.69 feet to the North right of way line of Lindley Way, a county road; thence South 89 degrees 55' 00" West along said North right of way line, 117.66 feet to a 1/2 inch iron pin; thence North 00 degrees 06' 00" East, 249.69 feet to a 1/2 inch iron pin; thence North 89 degrees 55' 00" East, 116.86 feet to the point of beginning.

State of Oregon, County of Klamath
Recorded 10/10/00, at 11:46 a. m.
In Vol. M00 Page 36961
Linda Smith,
County Clerk Fee\$ 26⁰⁰