

**Aspen**  
TITLE & ESCROW, INC.

## WARRANTY DEED

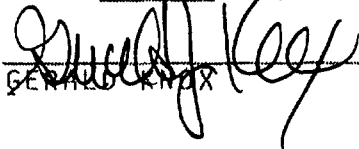
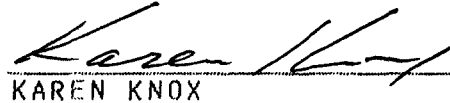
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ASPEN TITLE ESCROW NO.: 01052245

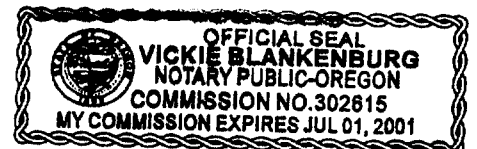
AFTER RECORDING RETURN TO:  
JERROLD B. WALTER

P.O. Box 77

Sulphur, OK 73086

UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVEGERALD KNOX AND KAREN KNOX, hereinafter called GRANTOR(S),  
convey(s) and warrants to JERROLD B. WALTER, AN ESTATE IN FEE  
SIMPLE, 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  
\$165,000.00.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 26th day of January, 2001.  
GERALD KNOX  
KAREN KNOX

STATE OF OREGON, County of Klamath)ss.

On January 26, 2001, personally appeared Gerlad Knox and  
Karen Knox who acknowledged the foregoing instrument to be  
their voluntary act and deed.  
Notary Public for OREGONMy Commission Expires: 7/01/01

## EXHIBIT "A"

The SE 1/4 NE 1/4 of Section 7, Township 41 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon. RESERVING AND EXCEPTING from this conveyance the following described property:

All that portion of the SE 1/4 NE 1/4 of Section 7, Township 41 South, Range 12 East of the Willamette Meridian, lying on each side of the center line of the "10" Drain and 32.5 feet distant therefrom, said center line beginning at a point 32.5 feet North of the Southeast corner of the above described property; thence running West to a point 32.5 feet North of the Southwest corner of the above described property.

CODE 16 MAP 4112-700-500

State of Oregon, County of Klamath  
Recorded 02/05/01, at 2:19 p. m.  
In Vol. M01 Page 4563  
*Linda Smith,*  
County Clerk Fee \$ 26<sup>00</sup>