

## SPECIAL WARRANTY DEED

Grantor: John Gerard Young

Grantee: The Estate of Mercedes Lina EmeryAfter recording, return & send  
tax stmts to:Michael P. Rudd  
411 Pine Street  
Klamath Falls, OR 97601Rt  
=

Consideration: Settlement of lawsuit, Klamath County Circuit Court Case No. 9902759

KNOW ALL MEN BY THESE PRESENTS, That John Gerard Young, hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto The Estate of Mercedes Lina Emery, hereinafter called Grantee, and unto Grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

The Northwesternly 100 feet of Lot 6, Block 2, ORIGINAL TOWN OF KLAMATH FALLS (formerly Linkville) described as follows: Beginning at the corner of High Street and Cedar Street, being the Northeasterly corner of said Block 2; thence Southerly along the Westerly line of Cedar Street 100 feet to a point; thence Westerly at right angles to the Westerly line of Cedar Street, to the Westerly line of said Lot 6; thence Northerly along the Westerly line of said Lot 6, 100 feet to the South line of High Street; thence Easterly along South line of High Street to the point of beginning,

free of encumbrances created or suffered by the Grantor, John Gerard Young.

The said property is conveyed in an "AS IS" condition without any representations as to the condition of the property.

**SUBJECT TO:** Easements, rights of way of record, and those apparent on the land; all applicable real property taxes.

To Have and to Hold the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is: SETTLEMENT OF LAWSUIT.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED

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1 IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND  
2 REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON

3 ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE  
4 APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED  
5 USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR  
6 FOREST PRACTICES AS DEFINED IN ORS 30.930.

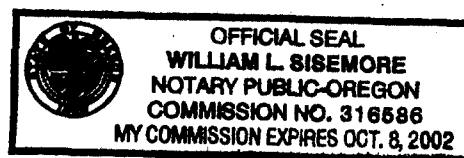
6 In Witness Whereof, the Grantor has executed this instrument this 10 day of  
7 November, 2000.

8 John Gerard Young  
9 John Gerard Young

10 STATE OF OREGON )  
11 ) SS  
12 County of Klamath )

12 This instrument was acknowledged before me on November 10, 2000, by John Gerard  
13 Young.

14 William L. Sisemore  
15 Notary Public for Oregon  
16 My Commission Expires Oct 8, 2002



22 State of Oregon, County of Klamath  
23 Recorded 02/22/01, at 8:48 a.m.  
24 In Vol. M01 Page 7009  
25 Linda Smith,  
26 County Clerk Fee \$ 26<sup>00</sup>

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