

2001 MAR 14 PM 3: 28

MTL 51472-LB  
WARRANTY DEED

Vol M01 Page 10365

MARYANN E. LANGLIE,

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

JOSEPH E. FLYNN AND JULIA F. FLYNN, 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

ACCT36120270002400	KEY #358277
ACCT36120270002100	KEY #358240
ACCT36120270002200	KEY #358259
ACCT36120270002300	KEY #358268

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  
PAID BY A 3RD PARTY IN A 1031 EXCHANGE.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: P O Box 17, Plush, OR 97637.

Dated this 20 day of Nov, 2000.

Maryann E Langlie  
MARYANN E. LANGLIE

State of New York  
County of Otsego

This instrument was acknowledged before me on Nov 20, 2000 by  
MARYANN E. LANGLIE.

Patricia Esquino  
(Notary Public)

My commission expires 2001

ESCROW NO. MT51472-LB

Return to:

Joseph E. Flynn  
P O Box 17  
Plush, Or 97637

EXHIBIT "A"  
LEGAL DESCRIPTION

10366

**PARCEL 1**

A parcel of land situated in the SE 1/4 of Section 27, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 3/4 inch pipe marking the E 1/4 of said Section 27, said point situated North 00 degrees 11' 40" West 2637.81 feet from the Southeast corner of said Section 27; thence North 89 degrees 31' 16" West 1007.39 feet to a 5/8 inch iron pin on the North line of the SE 1/4 of said Section 27; thence continuing North 89 degrees 31' 16" West 30.17 feet; thence South 06 degrees 33' 10" West 508.29 feet; thence East 30.20 feet to a 5/8 inch iron pin; thence continuing East 1067.01 feet to a 5/8 inch iron pin on the East line of said Section 27; thence North 00 degrees 11' 40" West 496.31 feet to the point of beginning.

**PARCEL 2**

A parcel of land situated in the SE 1/4 of Section 27, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8 inch iron pin on the East line of said Section 27, said point situated North 00 degrees 11' 40" West 2141.50 feet from the Southeast corner of said Section 27; thence West 1067.01 feet to a 5/8 inch iron pin; thence continuing West 30.20 feet; thence South 06 degrees 33' 10" West 767.00 feet; thence East 30.20 feet to a 5/8 inch iron pin; thence continuing East 1157.13 feet to a 5/8 inch iron pin on the East line of said Section 27; thence North 00 degrees 11' 40" West 762.00 feet to the point of beginning.

**PARCEL 3**

A parcel of land situated in the SE 1/4 of Section 27, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8 inch iron pin on the East line of said Section 27, said point situated North 00 degrees 11' 40" West 1379.50 feet from the Southeast corner of said Section 27; thence West 1157.13 feet to a 5/8 inch iron pin; thence continuing West 30.20 feet; thence South 06 degrees 33' 10" West 714.67 feet; thence East 30.20 feet to a 5/8 inch iron pin; thence continuing East 1241.10 feet to a 5/8 inch iron pin on the East line of said Section 27; thence North 00 degrees 11' 40" West 710.00 feet to the point of beginning.

**PARCEL 4**

A parcel of land situated in the SE 1/4 of Section 27, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 3/4 inch pipe marking the Southeast corner of said Section 27; thence North 00 degrees 11' 40" West along the East line of said Section 27, 669.50 feet to a 5/8 inch iron pin; thence West 1241.10 feet to a 5/8 inch iron pin; thence continuing West 30.20 feet; thence South 06 degrees 33' 11" West 669.22 feet to the South line of said Section 27; thence South 89 degrees 35' 28" East along the said South line 30.17 feet to a 5/8 inch iron pin; thence continuing South 89 degrees 35' 28" East 1319.24 feet to the point of beginning.

State of Oregon, County of Klamath  
Recorded 03/14/01, at 3:28 p. m.  
In Vol. M01 Page 10365  
Linda Smith,  
County Clerk Fee \$ 26<sup>00</sup>