

'01 MAR 21 PM3:15

mtc S3439-ms  
WARRANTY DEED

Vol M01 Page 11398

FERNDALDE DEVELOPMENT, L.L.C., AN OREGON LIMITED LIABILITY COMPANY,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
JACK PRICE and MARGUERITE PRICE, husband and wife,  
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:

LOT 7 IN BLOCK 4 OF TRACT NO.1299- SECOND ADDITION TO FERNDALDE, ACCORDING  
TO THE OFFICAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF  
KLAMATH COUNTY, OREGON.

3909-013BB-07900-000

879975

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 147,705.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 5738 JUDY COURT, KLAMATH FALLS, OR 97603

Dated this 21st day of Mar, 2001

FERNDALDE DEVELOPMENT, L.L.C.

BY: Shannon Scrimsher  
SHANNON SCRIMSHER, AUTHORIZED  
SIGNER

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Mar 21, 2001 by  
SHANNON SCRIMSHER, AS AUTHORIZED SIGNER FOR FERNDALDE DEVELOPMENT, L.L.C..

Mary Ann Jones  
(Notary Public for Oregon)  
My commission expires 12/20/02

ESCROW NO. MT53439-MS

Return to:  
JACK PRICE  
5738 JUDY COURT  
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath  
Recorded 03/21/01, at 3:15 p.m.  
In Vol. M01 Page 11398  
Linda Smith,  
County Clerk Fee\$ 21.00