

'01 APR 11 PM3:55

mtc 53225-TM  
WARRANTY DEED

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PATRICIA S. MCELFRISH,

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

ERIC W. BURCHAM and JULIA L. BURCHAM, 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# 3909-014DB-08900 KEY# 575489

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 143,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 5610 HOMEDALE ROAD, KLAMATH FALLS, OR 97603

Dated this 10 day of April, 2001.

Patricia S. McElfresh  
PATRICIA S. MCELFRISH

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on April 10, 2001 by  
PATRICIA S. MCELFRISH.



Lisa Weatherby  
(Notary Public for Oregon)  
My commission expires 11/20/2003

ESCROW NO. MT53225-TM

Return to:  
ERIC W. BURCHAM  
5610 HOMEDALE ROAD  
KLAMATH FALLS, OR 97603

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

A tract of land situated in the NW1/4 SE1/4 of Section 14, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin on the West boundary of Homedale Road, said point being West a distance of 30.0 feet and South a distance of 1,920 feet from the Northeast corner of SW1/4 NE1/4 of said Section 14; thence South along the West boundary of Homedale Road a distance of 120.0 feet to an iron pin; thence West a distance of 525.8 feet to an iron pin on the Easterly right of way line of Lateral F-5 (or Lateral A-3-B); thence Northeasterly along said Easterly right of way line to an iron pin located West a distance of 470.6 feet from the above described beginning point; thence East a distance of 470.6 feet, more or less to the point of beginning.

State of Oregon, County of Klamath  
Recorded 04/11/01, at 3:55 p.m.  
In Vol. M01 Page 15248  
Linda Smith,  
County Clerk Fee \$ 26<sup>00</sup>