

'01 MAY 14 PM 3:31

mtc 53879-LW
WARRANTY DEED

Vol M01 Page 22170

MICHAEL T. SMITH,

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

KATHY M. ADAMS and JUDY SOKOLL, with the rights of survivorship,

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

3714-00100-01700 404814

3714-00100-01500 404663

3714-00100-01500 581748

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 9,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 3735 E. BLANCHE DR., PHOENIX, AZ 85032

Dated this 4 day of May, 2001.

Michael T. Smith
MICHAEL T. SMITH

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 4, 2001 by
MICHAEL T. SMITH.

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

ESCROW NO. MT53879-LW

Return to:

KATHY M. ADAMS
3735 E. BLANCHE DR.
PHOENIX, AZ 85032



EXHIBIT "A"
LEGAL DESCRIPTION

A portion of the S1/2 of Section 1, Township 37 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at a 1/2" inch iron pin, which is South 89 degrees 26' 10" West 439 feet and North 883 feet from the South quarter corner of said Section 1; thence continuing North 640.90 feet to a 1/2" iron pin on the Southerly right of way line of Oregon State Highway #140; thence North 66 degrees 45' 21" West along said Southerly right of way line 1277.52 feet to a 1/2" iron pin marking the intersection of the Southerly right of way line of said Highway No. 140 and the Easterly right of way line of Fishole Road; thence South 06 degrees 47' 12" East along said Easterly right of way line 320.05 feet to a 1/2" iron pin; thence East 268 feet to a 1/2" iron pin; thence South 00 degrees 10' 57" East 397.0 feet to a 1/2" iron pin; thence South 89 degrees 56' 55" West 222.0 feet to a 1/2" iron pin on the Easterly right of way of said Fishole Road; thence South 06 degrees 47' 12" East along said Easterly right of way line 433.10 feet to a 1/2" iron pin; thence East 1037.56 feet to the point of beginning, with bearings based on Survey #1401, filed in the office of the County Engineer, Klamath County, Oregon.

State of Oregon, County of Klamath
Recorded 05/14/01, at 3:31 p. m.
In Vol. M01 Page 22176
Linda Smith,
County Clerk Fee\$ 26⁰⁰