

'01 MAY 17 PM 3:19

MT53554 - ms
WARRANTY DEED

Vol MQ1 Page 22869

ALFRED L. EDGAR,

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

MELVIN DENNIS MORGAN and DORIS BARNHURST MORGAN, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE
3407-034CA-05700-000 199154

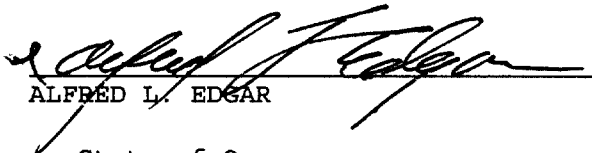
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, 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 70,000.00.

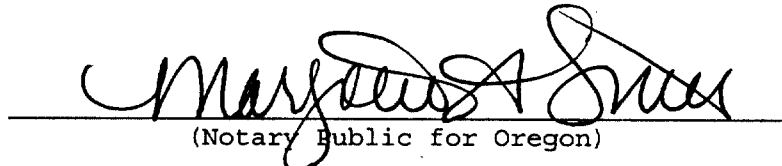
Until a change is requested, all tax statements shall be sent to Grantee at the following address: P.O. BOX 1407, CHILOQUIN, OR 97624

Dated this 17th day of May, 2001.


ALFRED L. EDGAR

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 17, 2001 by
ALFRED L. EDGAR.


(Notary Public for Oregon)

My commission expires 12-20-02

ESCROW NO. MT53554-MS

Return to:
MELVIN DENNIS MORGAN
P.O. BOX 1407
CHILOQUIN, OR 97624

EXHIBIT "A"
LEGAL DESCRIPTION

22870

A tract of land situated in the NE1/4 SW1/4 (Lot 6) of Section 34, Township 34 South, Range 7 East of the Willamette Meridian, more particularly described as follows: Beginning at the intersection of the Northwesterly line of LaLakes Avenue with Northeasterly line of Schonchin Street in West Chiloquin; thence Northeasterly along the Northwesterly line of LaLakes Avenue a distance of 50 feet to a point; thence Northwesterly at right angles to LaLakes Avenue a distance of 116.3 feet to a point; thence Southwesterly parallel with LaLakes Avenue a distance of 50 feet to a point; thence Southeasterly at right angles to LaLakes Avenue a distance of 116.3 feet to the point of beginning, said parcel also described as Lot 55 of R.C. Spinks Addition to Chiloquin, an unplatted subdivision.

State of Oregon, County of Klamath
Recorded 05/17/01, at 3:19 p. m.
In Vol. M01 Page 22869
Linda Smith,
County Clerk Fee\$ 26⁰⁰