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MTL 54374-KR
WARRANTY DEED

Vol MQ1 Page 34023

ERIC C. POPPE and KATHLEEN POPPE WHO TOOK TITLE AS KATHLEEN NEEL,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DENNIS J. BRIGANTE and MICHELLE R. BRIGANTE, 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 #3909-011BC-05800 KEY #551771

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 102,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 4406 WINTER AVENUE, KLAMATH FALLS, OR 97603

Dated this 11th day of July, 2001.

x Eric C. Poppe
ERIC C. POPPE

x Kathleen Poppe
KATHLEEN POPPE WHO TOOK TITLE AS
KATHLEEN NEEL

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on July 11, 2001 by ERIC
C. POPPE & KATHLEEN POPPE.



Kristi L. Redd
(Notary Public for Oregon)

commission expires 11/16/2003

ESCROW NO. MT54374-KR

Return to:
DENNIS J. BRIGANTE
4406 WINTER AVENUE
KLAMATH FALLS, OR 97603

267

EXHIBIT "A"
LEGAL DESCRIPTION

Beginning at a point on the East West Quarter line which lies North 88 degrees 57' East a distance of 612.0 feet from the iron axle which marks the one quarter section corner common to Sections 10 and 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and running thence; continuing North 88 degrees 57' East along the East West Quarter line a distance of 135.0 feet to an iron pin; thence North 1 degrees 12' West parallel to the West section line of said Section 11 a distance of 331.4 feet to a point; thence South 88 degrees 57' West parallel to the East West Quarter line a distance of 135.0 feet to a point; thence South 1 degrees 12' East a distance of 331.4 feet more or less to the point of beginning, in the S1/2 SW1/4 NW1/4 of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

SAVING AND EXCEPTING that portion deeded to Paul T. Hatchett and Blanche I. Hatchett by Deed recorded in Volume 355, page 484, Deed Records of Klamath County, Oregon;

"There is reserved for road purposes a strip of land 30 feet wide along the North side of this tract."

State of Oregon, County of Klamath
Recorded 07/12/01 at 3:34 p.m.
In Vol. M01 Page 34023
Linda Smith,
County Clerk Fee\$ 26⁰⁰