



**CRATER
TITLE
INSURANCE**

1225 Crater Lake Ave., Suite 101
Medford, Oregon 97504
(541) 779-6442 • FAX (541) 779-4963

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**K57185
WARRANTY DEED**

Order # 20007053AA

KNOW ALL MEN BY THESE PRESENTS, That David C. Michaelis and Betty J. Michaelis, Grantor, conveys and warrants to LOUIS BACIGALUPI, JR. AND DORA DORIS BACIGALUPI, TRUSTEES OF THEIR REVOCABLE TRUST DATED 4/2/01, Grantee, the following described real property, together with appurtenances, free of encumbrances except as specifically set forth herein, situated in Klamath County, Oregon, described as follows, to-wit:

See attached Exhibit "A"

SUBJECT TO:

Rules, regulations and assessments of South Suburban Sanitary District. Conditions and Restrictions of record. Easements of record. Lease recorded February 4, 1999 in Volume M99, page 4316, records of Klamath County, Oregon.

The true consideration paid for this conveyance is ONE MILLION ONE HUNDRED TWENTY FIVE THOUSAND AND NO 00/100 DOLLARS \$1,125,000.00.

☐ However, the whole consideration includes other value given or promised (check if other consideration statement applies).

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.

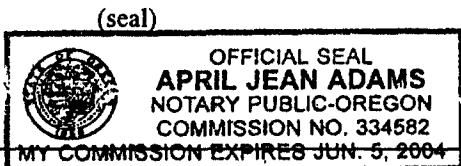
Dated this 17th day of July 2001

David C. Michaelis
David C. Michaelis

Betty J. Michaelis
Betty J. Michaelis

STATE OF OREGON)
) ss.
County of Jackson)

This instrument was acknowledged before me on the 17th day of July 2001
by David C. Michaelis and Betty J. Michaelis.



April Jean Adams
Notary Public for Oregon
My commission expires: 6/5/04

Until a change is requested,
send all tax statements to:
Grantee at: 6081 Skyline Blvd
Burlingame, CA 94010

Return document to:
Crater Title Insurance Company
1225 Crater Lake Ave. #101, Medford, OR 97504

EXHIBIT "A"

Parcel 1 of Land partition 74-96 as revised by PLA'S 8-97 and 32-98

A tract of land being Parcel 1 of Land Partition 74-96 as revised by Property Line Adjustments 8-97 and 32-98, situated in the NE ¼ of Section 4, Township 39 South, Range 9 East of the Willamette Meridian also known as a portion of Lot 2, Block 2 Washburn Park, Tract 1080, more particularly described as follows:

Beginning at the Northeast corner of said Parcel 1 as revised by Property Line Adjustment 8-97; thence S. 00°03'30" W. 93.83 feet to the Northeast corner of Parcel 1 of Minor Land Partition 12-86; thence N. 89°56'30" W., along the North line of said Parcel 1 of Minor Land Partition 12-86 and it's extension, 373.02 feet; thence N. 00°03'30" E. 93.83 feet to a point on the South line of said Parcel 1 as revised by Property Line Adjustment 8-97; thence S. 89°56'30" E. 373.02 feet to the point of beginning.

State of Oregon, County of Klamath

Recorded 07/19/01 at 3:01 p. m.

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Linda Smith,

County Clerk Fee\$ 26⁰⁰