

'01 JUL 26 PM2:49

Vol. M01 Page 37204

After Recording Return to:  
SCOTT SPRINGER  
24308 Modoc Point Road  
Chiloquin, OR. 97624

Until a change is requested all tax statements  
Shall be sent to the above address.

**WARRANTY DEED**  
(INDIVIDUAL)

RAYMOND B. STALKFLEET and VIRGINIA C. STALKFLEET, husband and wife, herein called grantor, convey(s) to SCOTT SPRINGER all that real property situated in the County of KLAMATH, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage


and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$6,000.00.  
(here comply with the requirements of ORS 93.930)

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 July 6, 2001.

  
RAYMOND B. STALKFLEET

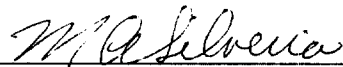
  
VIRGINIA C. STALKFLEET and RAYMOND B.  
STALKFLEET, her attorney in fact  
*Stalkfleet her atty in fact.*

STATE OF OREGON, County of Klamath) ss.

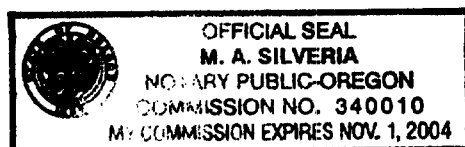
On July 6, 2001 personally appeared the above named Raymond B. Stalkfleet, both for himself and as attorney in fact for Virginia C. Stalkfleet.  
This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00053186

Before me:   
Notary Public for Oregon  
My commission expires: 11-01-04

Official Seal



37205

Exhibit A

Lot 16, MODOC POINT, in the County of Klamath, State of Oregon.

RESERVING UNTO the Grantor for a period of 100 years, an easement for ingress and egress over the North 5 feet of said Lot 16 and the Northerly 20 feet of the Westerly 10 feet of said Lot 16 to a well and pump system located within the Northerly 20 feet of the Westerly 10 feet of said Lot 16.

Also reserving unto the Grantor for a period of 100 years, the right to use water for irrigation purposes from said well and pump system for the benefit of the Grantor's property located at 24305 North Highway 97.

*BS. V.C.S. by BS.*

State of Oregon, County of Klamath  
Recorded 07/26/01 at 2:49 p. m.  
In Vol. M01 Page 37264  
Linda Smith,  
County Clerk Fee \$ 26<sup>00</sup>