

'01 AUG 31 AM11:19

Vol M01 Page 44418

After Recording Return to:
MELVA J. FYE
 924 Jefferson Street
 Klamath Falls, OR 97601
 Until a change is requested all tax statements
 Shall be sent to the following address:
MELVA J. FYE
 924 Jefferson Street
 Klamath Falls, OR 97601

WARRANTY DEED
 (INDIVIDUAL)

DON DUMBECK and VICKIE L. DUMBECK, herein called grantor, convey(s) to **MELVA J. FYE** 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 for legal description

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 **\$41,000.00**.
 (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 **AUGUST 30, 2001**.

Don Dumbek
DON DUMBECK
Vickie L. Dumbek
VICKIE L. DUMBECK

STATE OF OREGON, County of **KLAMATH**) ss.

ON AUGUST 30, 2001 personally appeared the above named **DON DUMBECK and VICKIE L. DUMBECK** and acknowledged the foregoing instrument to be **THEIR** voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
 Order No.: 00053426

Before me: *M. A. Silveria*
 Notary Public for Oregon
 My commission expires: 11-01-04

Official Seal

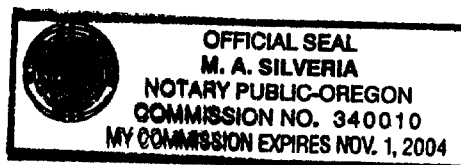


Exhibit A

PARCEL 1:

A portion of Lot 7, Block 51, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the Northwestern line of Block 51 of NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, distant 104.24 feet from the most Northerly corner of said block; thence Southeasterly and parallel with Tenth Street 120 feet to the Souther line of Lot 7 in said Block; thence at right angles Southwesterly 25.75 feet to the Southwesterly corner of said Lot; thence Northwesterly parallel with Tenth Street 136 feet; thence at right angles Northeasterly 25.75 feet; thence Southeasterly at right angles 16 feet to the place of beginning. EXCEPT the Southerly 2 feet thereof conveyed to George G. Tugnot by deed recorded April 23, 1926 in Book 69 at Page 482, Deed Records of Klamath County, Oregon.

PARCEL 2:

A portion of Lot 6, Block 51, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point on the Northwestern line of Block 51 in NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, distance 130 feet from the Northern corner of said Block; thence Southeasterly parallel with Tenth Street 120 feet to the Southerly corner of Lot 7 in said Block; thence at right angles Southwesterly 10 feet; thence Northwesterly parallel with Tenth Street 136 feet; thence at right angles Northeasterly 10 feet; thence at right angles Southeasterly 16 feet to the place of beginning.

TOGETHER WITH that portion of vacated Jefferson Street adjacent to the above described parcels of land, vacated by Ordinance NO. 270, recorded February 25, 1958 in Volume 297 at Page 587, Deed Records of Klamath County, Oregon.

State of Oregon, County of Klamath
Recorded 08/31/01 at 11:19 a. m.
In Vol. M01 Page 44418
Linda Smith,
County Clerk Fee \$ 26⁰⁰