

'01 SEP 5 AM 10:41

After Recording Return to:  
**AARON SCOTT**  
**1845 Esplanade Avenue**  
**Klamath Falls, OR 97601**  
 Until a change is requested all tax statements  
 Shall be sent to the following address:  
**AARON SCOTT**  
**1845 Esplanade Avenue**  
**Klamath Falls, OR 97601**

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**WARRANTY DEED**  
 (INDIVIDUAL)

**LAUREL L. RAMSEY**, herein called grantor, convey(s) to **AARON SCOTT** 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 **\$99,000.00**.  
 (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 September 04, 2001

  
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**LAUREL L. RAMSEY**


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

On Sept. 04., 2001 personally appeared the above named **LAUREL L. RAMSEY** and acknowledged the foregoing instrument to be her voluntary act and deed.

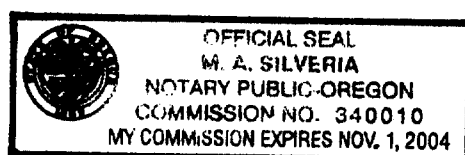
This document is filed at the request of:



**525 Main Street**  
**Klamath Falls, OR 97601**  
 Order No.: **00053400**

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

Official Seal



## Exhibit A

All those portions of Lots 3, 4 and 5, Block 26, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the corner of Esplanade Street and Eldorado Avenue, same being the corner of Lot 4 aforesaid; thence  
Northwesterly along the Easterly line of Lots 3 and 4 aforesaid, a distance of 24 feet, more or less, to a point 38 feet Southerly  
from the Northeasterly corner of Lot 3 aforesaid; thence Westerly at right angles to Eldorado Avenue 75 feet; thence  
Southerly parallel with Eldorado Avenue a distance of approximately 75.5 feet to the Northwesterly line of Esplanade Street;  
thence Northeasterly along said Northwesterly line of Esplanade Street to the point of beginning.

State of Oregon, County of Klamath  
Recorded 09/05/01 at 10:41 a. m.  
In Vol. M01 Page 45049  
Linda Smith,  
County Clerk Fee\$ 26<sup>00</sup>