

'01 DEC 3 PM3:17

MTL 55527-KR
WARRANTY DEED

Vol. M01 Page 61693

PATRICIA E. VANDEGRAAF and SHEILA VANDEGRAAF, with the rights of survivorship, Grantor(s) hereby grant, bargain, sell, warrant and convey to:

ADAM L. MOTZ and VINCE L. MOTZ, as tenants in common, 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
KEY #507393 3909-001BC-02200-000

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 \$ 53,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 2143 OGDEN STREET, KLAMATH FALLS, OR 97603

Dated this 29th day of November 2001

Patricia E. Vandegraaf
PATRICIA E. VANDEGRAAF

Sheila Vandegraaf
SHEILA VANDEGRAAF

State of Oregon
County of Yamhill

This instrument was acknowledged before me on November 29, 2001 by PATRICIA E. VANDEGRAAF AND SHEILA VANDEGRAAF.

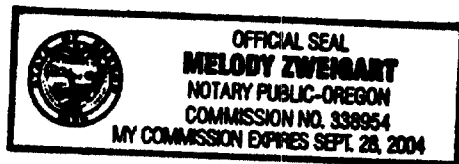
Melody Zweigart
(Notary Public for Oregon)

My commission expires Sept. 28, 2004

ESCROW NO. MT55527-KR

Return to:

ADAM L. MOTZ
2143 OGDEN STREET
KLAMATH FALLS, OR 97603



State of Oregon, County of Klamath
Recorded 12/03/01 3:17 P m.
Vol M01, Pg 61693
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land situate in the N1/2 SW1/4 NW1/4 in Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point 720 feet East and 660 feet North of an iron pin driven into the ground near the fence corner at the Southwest corner of the Northwest quarter of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, on the property of Otis V. Saylor, said pin being at the Southwest corner of said property abutting on the Dalles-California Highway, and which pin is East 30 feet from the center of a road intersecting the Dalles-California Highway from the North, and which pin is North 30 feet from the center of said Highway; thence East 270 feet; thence North 66 feet; thence West 270 feet; thence South 66 feet to the point of beginning.