

02 FEB 4 PM 2:54



After recording return to:
Klamath Drainage District
280 Main Street
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:

Klamath Drainage District
280 Main Street
Klamath Falls, OR 97601

Escrow No. K58155L

Title No. K58155L

THIS SPACE RESERVED FOR RECORDER'S USE

Vol M02 Page 6689

State of Oregon, County of Klamath

Recorded 02/04/2002 2:54 p. m.

Vol M02, Pg 6689-6692

Linda Smith, County Clerk

Fee \$ 36.00 # of Pgs 4

STATUTORY WARRANTY DEED

Judson Paul Phipps and Charlene Jackson, as tenants by the entirety, Grantor, conveys and warrants to Klamath Drainage District, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See attached for legal description

This property is free of liens and encumbrances, EXCEPT:

Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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 consideration for this conveyance is \$4,940.00 (Here comply with the requirements of ORS 93.030)

Dated this 1 day of February, 2002.

Judson Paul Phipps *see attached notary* Charlene Jackson
Judson Paul Phipps Charlene Jackson

STATE OF _____

County of _____

} ss.

This instrument was acknowledged before me on this ____ day of _____, _____
by Judson Paul Phipps and Charlene Jackson

ATTACHED

Notary Public for Oregon

My commission expires: _____

K36

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

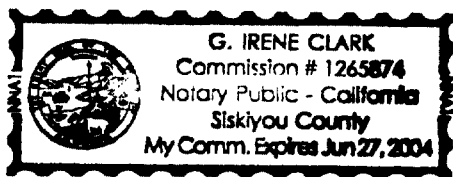
County of

SISKIYOU

} ss.

On JANUARY 30, 2002, before me, G. IRENE CLARK NOTARY PUBLIC.
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")personally appeared JUDSON PAUL PHIPPS
Name(s) of Signer(s)

☐ personally known to me
☒ proved to me on the basis of satisfactory evidence



to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(ies), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Place Notary Seal Above

Signature of Notary Public
OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

**RIGHT THUMBPRINT
OF SIGNER**
Top of thumb here

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of SAN JOAQUIN } ss.

On 2/1/02, before me, Karen A. Schefflo, Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")
 personally appeared Charlene Jackson
Name(s) of Signer(s)

- ☐ personally known to me
☒ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Karen A. Schefflo
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached DocumentTitle or Type of Document: STATUTORY WARRANTY DEEDDocument Date: 2/1/02 Number of Pages: 1

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT OF SIGNER

Top of thumb here

DESCRIPTION

The following described real property situate in Klamath County, Oregon:

Parcel 1:

All that portion of Lot 1, Section 1, Township 40 South, Range 8 East of the Willamette Meridian, lying between the Westerly boundary of the right of way of the Dalles-California Highway, U. S. Highway 97, and the Easterly boundary of the right of way of the Southern Pacific Railroad, but excepting therefrom that parcel of land described in the deed recorded in Volume 237 page 317, of the Deed records of Klamath County, Oregon

Parcel 2:

All that portion of lot 1 of Section 1 Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, lying Westerly of the Westerly boundary of the right of way of the Southern Pacific Railroad as the same is now located and constructed.