

02 JUN 6 AM 11:21

Vol M02 Page 33424
STATE OF OREGON,

} ss.

Grantor's Name and Address

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

YVONNE I. MOORE
10712 Kestrel Road
Klamath Falls, OR 97601

Until requested otherwise, send all tax statements to (Name, Address, Zip):

YVONNE I. MOORE
10712 Kestrel Road
Klamath Falls, OR 97601SPACE RESERVED
FOR
RECORDER'S USEState of Oregon, County of Klamath
Recorded 06/06/2002 11:21 a.m.
Vol M02, Pg 33424-25
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

MTC 1396..3961

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that SADDLE MOUNTAIN CATTLE COMPANY PENSION PLAN, DONALD LAWLESS AND JESSICA LAWLESShereinafter called grantor, for the consideration hereinafter stated, to grantor paid by YVONNE I. MOOREhereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH County, State of Oregon, described as follows, to-wit:

SEE LEGAL DESCRIPTION MARKED EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF AS THOUGH FULLY SET FORTH HEREIN

AMERITITLE has recorded this
instrument by request as an accommodation only,
and has not examined it for regularity and sufficiency
or as to its effect upon the title to any real property
that may be described therein

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

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

, and that grantor will warrant and forever defend the 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ CONTRACT FULFILLMENT. However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols ®, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument this 7TH day of DECEMBER, 1998; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors. SADDLE MOUNTAIN CATTLE COMPANY PENSION PLAN

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.

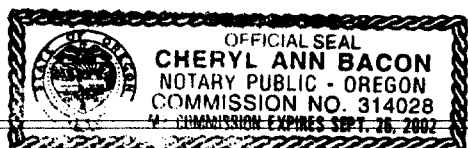
BY: Donald Lawless
BY: Jessica Lawless
DONALD LAWLESS
JESSICA LAWLESSSTATE OF OREGON, County of JOSEPHINE) ss.This instrument was acknowledged before me on 12-7-, 1998,
by LEWIS E. LAWLESS, DONALD LAWLESS, AND JESSICA LAWLESSThis instrument was acknowledged before me on _____, 19____,
by _____,
as _____,
of _____Cheryl Ann Bacon
Notary Public for Oregon
My commission expires 9/25/02

EXHIBIT "A"
DESCRIPTION OF PROPERTY

Lots 18 and 19 in Block 5 of Tract 1145, Nob Hill Replat, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM, a tract of land situated in Lot 18, Block 5 of Tract 1145-Nob Hill Replat, duly recorded subdivision, Klamath Falls, Oregon, more particularly described as follow:

Beginning at the Easterly corner common to Lot 17 and said Lot 18, said corner being on the Northwesternly right of way line of Ridge Crest Drive; thence along said Northwesternly right of way line, South 47 degrees 51'00" West 10.00 feet and along the arc of a curve to the left (central angle equals 02 degrees 30'03" and radius equals 630.00 feet) 27.50 feet; thence North 50 degrees 12'52" West 106.34 feet to a point on the Northwesternly line of said Lot 18; thence North 42 degrees 46'01" East 33.48 feet to the Northerly corner common to said Lots 17 and 18; thence South 52 degrees 11'13" East 109.33 feet to the point of beginning, with bearings based on said Tract 1145-Nob Hill Replat.