

02 JUL 5 PM 1:50



After recording return to:

Steve Rarrick

4749 HARLAN DR  
KLAMATH FALLS, OR 97603

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

Steve Rarrick

SAME

Escrow No. K58764S

Title No. K58764-S

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath

Recorded 07/05/2002 1:50 p m.

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Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

### STATUTORY WARRANTY DEED

Iris Nell Nelson, Grantor, conveys and warrants to Steve A. Rarrick and Kimberly R. Rarrick, husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Attached Exhibit "A" 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 \$76,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 3rd day of July, 2002.

Iris Nell Nelson by Debra Lea Staffen as Attorney in Fact

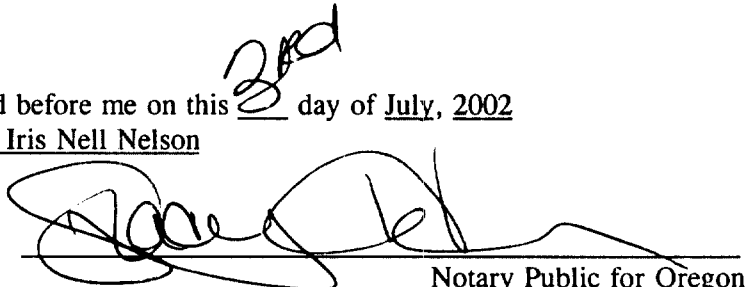
Iris Nell Nelson by Debra Lea Staffen as  
Attorney in Fact

STATE OF OREGON

County of Klamath

} ss.

This instrument was acknowledged before me on this 3rd day of July, 2002  
by Debra Lea Staffen, attorney in fact for Iris Nell Nelson

  
Notary Public for Oregon

My commission expires: 8-2-03



#262

## DESCRIPTION

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

Beginning at a point o the Southwesterly boundary line of Tract 36, Homedale, a platted subdivision in Klamath County, Oregon, which is North 43°30' West a distance of 90 feet from the most Southerly corner of said Tract 36; thence North 46°30' East parallel to the Southeasterly boundary of said tract 180 feet to the Southwesterly boundary line of that certain parcel conveyed to Charles A. Beckwith and Mary R. Beckwith, husband and wife, by Deed dated and recorded March 3, 1948 in Book 217 page 421, Deed records of Klamath County, Oregon; thence North 43°30' West along said Southwesterly boundary line of said Beckwith Tract 57.15 feet to the Southeast corner of that certain parcel of land conveyed to Roy C. King and Blanch King, husband and wife, by deed dated October 3, 1952 and recorded October 13, 1952 in Book 257 page 203, Deed records of Klamath County, Oregon; thence North 89°48' West along the Southern boundary line of said King parcel 47.4 feet to the most Easterly corner of that certain parcel of land conveyed to John Knight and Priscilla A. Knight, husband and wife, by deed dated February 25, 1948 and recorded March 8, 1948 in Deed Book 218 page 7, Deed records of Klamath County, Oregon; thence South 46°30' West along the Southeasterly boundary line of said Knight Tract 145.69 feet more or less to the Southwesterly boundary line of said Tract 36; thence South 43°30' East along said Southwesterly line of said Tract 36 to the place of beginning.