



MT57620-MS

THIS SPACE RESERVED FOR RECORDER'S USE

Vol M02 Page 41055

After recording return to:

LORI HANNIGAN

1377 MORNINGSIDE LANE

KLAMATH FALLS, OR 97603

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

LORI HANNIGAN

1377 MORNINGSIDE LANE

KLAMATH FALLS, OR 97603

Escrow No. MT57620-MS

Title No. \_\_\_\_\_

State of Oregon, County of Klamath

Recorded 07/19/2002 3:00 P m.

Vol M02, Pg 41055-56

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

'02 JUL 19 PM3:00

## WARRANTY DEED

DANIEL G. MICHAEL and SHALA D. MICHAEL, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:

LORI HANNIGAN

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**  
**3909-021B0-02100-000 581980**

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.

The true and actual consideration for this conveyance is \$ 127,500.00.

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 this 18th day of July 2002

Daniel G. Michael  
DANIEL G. MICHAEL

Shala D. Michael  
SHALA D. MICHAEL

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on July 18, 2002 by  
DANIEL G. MICHAEL AND SHALA D. MICHAEL.

Marjorie A. Stuart  
(Notary Public for Oregon)



My commission expires 12-20-02

EXHIBIT "A"  
LEGAL DESCRIPTION

That portion of the S1/2 NW1/4 of Section 21, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point in the center line of Morningside Lane, a 40 foot roadway, from which the Northwestern corner of the SW1/4 NW1/4 of Section 21, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, bears South 88 degrees 50 1/2' West along the center line of said Morningside Lane, 1115.0 feet, and North 0 degrees 10' East along the Westerly boundary of said Section 21, 858.0 feet; and running thence North 0 degrees 10' East 261.7 feet; thence South 89 degrees 40' East 320.0 feet; thence South 0 degrees 10' West 253.4 feet, more or less, to a point in the said center line of Morningside Lane; thence South 88 degrees 50 1/2' West 320.00 feet, more or less, to the point of beginning.