



MT 58078 - KR

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

DEREK PORTER

4819 ALTAMONT DRIVE

KLAMATH FALLS, OR 97603

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

DEREK PORTER

4819 ALTAMONT DRIVE

KLAMATH FALLS, OR 97603

Escrow No. MT58078-KR

Title No.

Vol M02 Page 59076

State of Oregon, County of Klamath

Recorded 10/16/2002 2:01 P m.

Vol M02, Pg 59076-77

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

'02 OCT 16 PM3:01

WARRANTY DEED

THOMAS J. SOYLAND and JUDITH A. SOYLAND, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DEREK PORTER and JENNIFER JENSEN, with the rights of survivorship
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:

PLEASE SEE ATTACHED EXHIBIT A"

KEY #578217

ACCT #3909-015AB-01800

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 \$ **66,800.00.**

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 11th day of October, 2002

Thomas J. Soyland
THOMAS J. SOYLAND

Judith A. Soyland
JUDITH A. SOYLAND

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on October 11, 2002 by
THOMAS J. SOYLAND AND JUDITH A. SOYLAND.

Kristil Redd
(Notary Public for Oregon)

commission expires 11/16/2003



EXHIBIT "A"
LEGAL DESCRIPTION

Beginning at a point on the West line of Tract 16 of the Resubdivision of Tracts 25 to 32, inclusive of ALTAMONT RANCH TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, which point is South $82 \frac{2}{3}$ feet from the Northwest corner of said Tract 16 running thence East a distance of 267 feet; thence South parallel with the West line of said Tract 16 a distance of $82 \frac{2}{3}$ feet; thence West a distance of 267 feet, more or less to the West line of said Tract 16; thence North $82 \frac{2}{3}$ feet to the place of beginning.

EXCEPTING THEREFROM the West 10 feet heretofore deeded to Klamath County by Deed dated March 1, 1944, recorded September 11, 1944, on page 527 of Volume 168, Deed Records of Klamath County, Oregon.