

02 OCT 22 PM 2:55

Vol M02 Page 60272

After Recording Return to:
ROBERT N. DOBBINS and LINDA R. DOBBINS
P.O. Box 428
Ben homond, Ca. 95005
 Until a change is requested all tax statements
 Shall be sent to the following address:
ROBERT N. DOBBINS and LINDA R. DOBBINS

State of Oregon, County of Klamath
 Recorded 10/22/2002 2:55 p m.
 Vol M02, Pg 60272-73
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 2

WARRANTY DEED
 (INDIVIDUAL)

EDWARD A. MIRANDA SR. and BERNADETTE A. MIRANDA, herein called grantor, convey(s) to
ROBERT N. DOBBINS and LINDA R. DOBBINS all that real property situated in the County of **KLAMATH**,
 State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except
 covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent
 upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is **\$5,500.00**.
 (here comply with the requirements of ORS 93.930)

RA
**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 October 15, 2002.

Edward A. Miranda
 EDWARD A. MIRANDA SR.
Bernadette A. Miranda
 BERNADETTE A. MIRANDA

STATE OF OREGON, County of **Klamath**) ss.

On October 22, 2002 personally appeared the above named **EDWARD A. MIRANDA SR. and
 BERNADETTE A. MIRANDA** and acknowledged the foregoing instrument to be their voluntary act and deed.

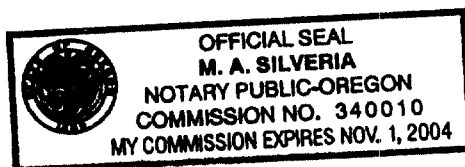
This document is filed at the request of:



525 Main Street
 Klamath Falls, OR 97601
 Order No.: 00055895

Before me: *M. A. Silveria*
 Notary Public for Oregon
 My commission expires:

Official Seal



26 A

Exhibit A

A Tract of land situated in the NE 1/4 SW 1/4 of Section 3, Township 36 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon, and described as follows:

Starting from the Northwest corner NE 1/4 SW 1/4, Section 3, Township 36 South, Range 6 East of the Willamette Meridian; thence South 89° 50' East a distance of 596.39 feet; thence South a distance of 298.09 feet to an iron pin, the point of beginning; thence South 4° 15' 11" West a distance of 75.38 feet to an iron pin; thence South 59° 57' 05" East a distance of 104.48 feet to an iron pin; thence Northerly on the Westerly side of the County Road along a curve left having a radius of 543 feet, a distance of 90 feet to an iron pin; thence North 69° 26' 53" West a distance of 131.65 feet, more or less, to the point of beginning.