



THIS SPACE RESERVED FOR RECORDER'S USE  
MT 58542-MS

Vol M02 Page 61864

After recording return to:

THOMAS BLAETTLER  
3022 BARTLETT AVENUE  
KLAMATH FALLS, OR 97603

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

THOMAS BLAETTLER  
3022 BARTLETT AVENUE  
KLAMATH FALLS, OR 97603

Escrow No. MT58542-MS  
Title No. \_\_\_\_\_

State of Oregon, County of Klamath

Recorded 10/29/2002 11:06 a. m.

Vol M02, Pg 61864-65

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

'02 OCT 29 AM 11:06

## WARRANTY DEED

ANESTASIE M. BROCCINI, WHO ACQUIRED TITLE AS ANESTASIE M. CAMPBELL,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
THOMAS BLAETTLER and ROGER C. RIVENES not as tenants in common, but with  
right 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:  
SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE  
3909-015BA-00700-000 578510

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 \$ 62,000.00.

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 25 day of October, 2002.

Anestacie M. Broccini  
ANESTASIE M. BROCCINI

State of Oregon  
County of \_\_\_\_\_

This instrument was acknowledged before me on October 25, 2002 by  
ANESTASIE M. BROCCINI.

Sharon J. Cash  
(Notary Public for Oregon)

5-21-05



EXHIBIT "A"  
LEGAL DESCRIPTION

61865

All that portion of Tract 8 of the Resubdivision of Tracts 25 to 32, inclusive, of Altamont Ranch Tracts, located in Section 15, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, lying North and East of a line parallel to and distant 125 feet Northeasterly at right angles from the center line of the Great Northern Railway Company right of way, and in accordance with the duly authorized plat of said addition now on file in the office of the County Clerk of Klamath County, Oregon.

Also, beginning at a point on the line between Tracts 8 and 9 of the Resubdivision of Tracts 25 to 32 inclusive, of Altamont Ranch Tracts, a platted subdivision in Klamath County, Oregon, which point of beginning is North 88 degrees 20' West a distance of 44.0 feet from the Southeast corner of said Tract 9; thence North 01 degrees 40' West a distance of 12.06 feet; thence North 88 degrees 46' West along an existing fenceline to the Northeasterly right of way line of the Great Northern Railroad; thence South 47 degrees 57' East 10.0 feet, more or less, along said right of way line to the line between said Tracts 8 and 9; thence South 88 degrees 20' East along the line between said Tracts 8 and 9 to the point of beginning, being a portion of Tract 9 of the Resubdivision of Tracts 25 to 32, inclusive, of Altamont Ranch Tracts. EXCEPTING from the above described premises, the following described portion thereof:

Beginning at the Northeast corner of Tract 8 of the Resubdivision of Tracts 25 to 32, inclusive, of Altamont Ranch Tracts, a platted subdivision in Klamath County, Oregon; thence North 88 degrees 20' West along the line between Tracts 8 and 9 of said subdivision, a distance of 44.0 feet; thence South 1 degree 40' East 65.0 feet; thence South 26 degrees 45' East 94.35 feet, more or less, to a point on the East line of said Tract 8, which marks the Southwest corner of a parcel of land described in a deed recorded in Klamath County Deed Records, Volume 111, page 603; thence North 0 degrees 06' West along said East line of Tract 8, a distance of 148.19 feet, more or less, to the point of beginning, being a portion of Tract 8 of the Resubdivision of Tracts 25 to 32, inclusive, of Altamont Ranch Tracts.