

02 DEC 9 PM 3:07



After recording return to:

James L. Lawson

731 Arrowhead

Klamath Falls, OR 97601

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

James L. Lawson

731 Arrowhead

Klamath Falls, OR 97601

Escrow No. K59563L

Title No. K59563L

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath

Recorded 12/09/2002 3:07 p m.

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Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

### STATUTORY WARRANTY DEED

Virginia E. Allen, Grantor, conveys and warrants to James L. Lawson and Marge I. Lawson, as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Exhibit A attached

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 EXECUTION OF THIS DEED DIRECTLY TO THE GRANTEE NAMED IS DONE AT THE DIRECTION OF LANDAMERICA EXCHANGE COMPANY AS PART OF A TAX DEFERRED EXCHANGE FOR THE BENEFIT OF SAID GRANTOR. (Here comply with the requirements of ORS 93.030)

Dated this 5 day of December, 2002.

Virginia E. Allen  
Virginia E. Allen

STATE OF OREGON

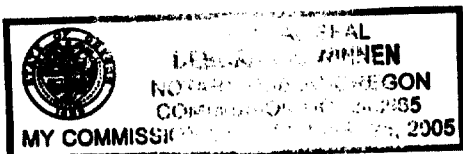
County of Klamath

} ss.

This instrument was acknowledged before me on this 04 day of December, 2002  
by Virginia Allen

Deborah Allen

Notary Public for Oregon



My commission expires: 3-25-2002

K26.7

## Exhibit A

Lots 19 and 20 in Block 2, First Addition to Altamont Acres, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPTING THEREFROM the following:

A parcel of land situate in Lot 20, Block 2, First Addition to Altamont Acres, more particularly described as follows:

Beginning at the Southeast corner of Lot 20, Block 2, First Addition to Altamont Acres; thence North along the East line of said Lot 20, 116 feet; thence West 23 feet; thence South 16 feet; thence West 32 feet; thence South 100 feet more or less to the South line of said Lot 20; thence East along said South line, 55 feet to the point of beginning, with bearings based on Minor Partition 7-86 filed in the Klamath County Engineer's Office.