

'03 FEB 14 PM 2:57

After recording return to:  
CRAIG SCOTT RICE

911 PINEGROVE ROAD

KLAMATH FALLS, OR 97603

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

CRAIG SCOTT RICE

911 PINEGROVE ROAD

KLAMATH FALLS, OR 97603

Escrow No. MT59979-TM

State of Oregon, County of Klamath  
THIS SPAC Recorded 02/14/2003 2:57 p.m.  
Vol M03 Pg 09165-67  
Linda Smith, County Clerk  
Fee \$ 31.00 # of Pgs 3

### WARRANTY DEED

LYNN J. BRUNO and LORI BRUNO, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
CRAIG SCOTT RICE and CYNTHIA ANN RICE, as tenants by the entirety, 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

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 \$60,000.00.

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 12 day of February 2003

Lynn J. Bruno  
LYNN J. BRUNO

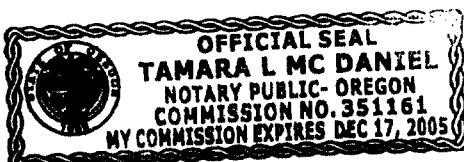
Lori M. Bruno  
LORI BRUNO

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on February 12, 2002 by LYNN J. BRUNO and ~~LORI BRUNO~~

Tamara L. McDaniel  
(Notary Public for Oregon)

My commission expires 12/17/05



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

A tract of land situated in the NW1/4 of Section 18, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northwest corner of said Section 18; thence South 00° 01' 10" West 2,192.47 feet; thence South 89° 51' 42" East 1,588.04 feet to the true point of beginning; thence South 89° 51' 42" East 187.40 feet; thence South 00° 02' 03" East 465.00 feet to the South line of the NW1/4 of said Section 18; thence North 89° 51' 42" West along said line, 187.40 feet; thence North 00° 02' 03" West, 465.00 feet to the point of beginning, with bearings based on Recorded Survey No. 2026, as recorded in the Klamath County Surveyor's Office.

09167

**INDIVIDUAL ACKNOWLEDGMENT**

State/Commonwealth of Oregon } ss.  
 County of Klamath

On this the 14 day of February, 2003, before  
 me, Tamara L. McDaniel, the undersigned Notary  
Day Month Year  
 Public, personally appeared Lor. Bruno,  
Name of Notary Public Name(s) of Signer(s)

☒ personally known to me - OR -

☐ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same for the purposes therein stated.



WITNESS my hand and official seal.

Tamara L. McDaniel  
 Signature of Notary Public

Other Required Information (Printed Name of Notary, Residence, etc.)

Place Notary Seal and/or Any Stamp Above

**OPTIONAL**

*Although the information in this section is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

Title or Type of Document: Warranty Deed

Document Date: 2/12/03 Number of Pages: 1

Signer(s) Other Than Named Above: Lynn J. Bruno

**Right Thumbprint  
of Signer**

Top of thumb here