

03 MAR 4 PM 3:00

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After recording return to:
Dale R. Landrum and Cynthia A.
Landrum
5959 Reeder Road
Klamath Falls, OR 97603

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

Dale R. Landrum and Cynthia A.
Landrum
5959 Reeder Road
Klamath Falls, OR 97603

File No.: 7021-110939 (SAC)

Date: February 28, 2003

THIS SP/State of Oregon, County of Klamath

Recorded 03/04/2003 3:00 p. m.

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Linda Smith, County Clerk

Fee \$ 31.00 # of Pgs 3

STATUTORY WARRANTY DEED

T.R. Scherrer and Judy Benese Scherrer, Grantor, conveys and warrants to **Dale R. Landrum and Cynthia A. Landrum, husband and wife as tenants by the entirety**, the following described real property free of liens and encumbrances, except as specifically set forth herein:

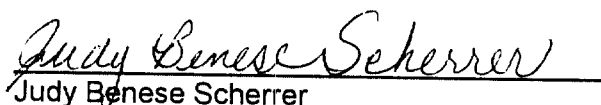
See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

This property is free from 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 true consideration for this conveyance is **\$268,000.00**. (Here comply with requirements of ORS 93.030)


T.R. Scherrer


Judy Benese Scherrer

K31.7

13305

APN: 597624

Statutory Warranty Deed
- continued

File No.: 7021-110939 (SAC)
Date: 02/28/2003

STATE OF Oregon)
County of Klamath)ss.
)

This instrument was acknowledged before me on this 28th day of February 2003
by **T.R. Scherrer and Judy Benese Scherrer.**


Notary Public for Oregon

My commission expires: 8-2-03



APN: 597624

Statutory Warranty Deed
- continuedFile No.: 7021-110939 (SAC)
Date: 02/28/2003**EXHIBIT A****LEGAL DESCRIPTION:**

County

State Oregon

Property 1: Long legal Description A parcel of land situated in the West 1/2 of Southeast 1/4 of Section 17, Township 39 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows: Beginning at a 5/8" iron pin of the Easterly right of way line at that certain road known as Reeder Road, from which the South 1/4 corner of said Section 17 bears the following two bearings and distances; North 89°52'02" West 30.00 feet, South 00°07'58" West 830.00 feet; thence from said point of beginning South 89°52'02" East 624.69 feet to a 5/8" iron pin; thence North 00°44'18" East 260.0 feet to an 5/8" iron pin; thence North 89°51'02" West 627.43 feet to a 5/8" iron pin on the Easterly right of way line of said Reeder Road; thence South 00°07'58" West along the Easterly right of way of said Reeder Road, 260.00 feet to the point of beginning.

All Tax Parcel Number(s) for Property 597624