

03 MAR 18 AM 11:04

Aspen 56661

Vol M03 Page 16055

After Recording Return to:
BOB E. WEST and SANDRA A. WEST
16510 Shanks Lane

La Pine, OR 97739

Until a change is requested all tax statements
Shall be sent to the following address:
BOB E. WEST and SANDRA A. WEST
Same as Above

State of Oregon, County of Klamath
Recorded 03/18/2003 11:04 A m.
Vol M03 Pg 16055-56
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

WARRANTY DEED
(INDIVIDUAL)

CALVIN C. GAY and NELL F. GAY who acquired title as Cal Gay and Nell Gay, herein called grantor, convey(s) to BOB E. WEST and SANDRA A. WEST, HUSBAND AND WIFE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Parcel 3 of Land Partition 49-97 being Parcel 1 of Land Partition 48-95, situated in the N 1/2 SE 1/4 of Section 33, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

Legal Description of Access Easement attached as Exhibit "A" 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 \$20,400.00.
(here comply with the requirements of ORS 93.930)

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 March 17, 2003

Calvin C. Gay *By Nell F. Gay* *P.O.C.*
CALVIN C. GAY by Nell F. Gay as his
Attorney in Fact

Nell F. Gay
NELL F. GAY

STATE OF OREGON, County of ~~Klamath~~ ^{/Multnomah} ss.

by Nell F. Gay as his
Attorney in Fact

On March 17-03 personally appeared the above named CALVIN C. GAY and NELL F. GAY and acknowledged the foregoing instrument to be ~~their~~ ^{her} voluntary act and deed.

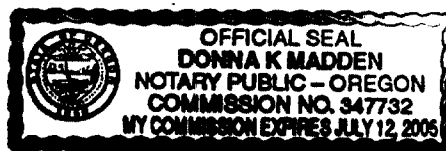
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00056661

Before me: *Donna K. Madden*
Notary Public for Oregon
My commission expires: *July 12 - 2005*

Official Seal



26A

Exhibit "A"

LEGAL DESCRIPTION OF ACCESS EASEMENT

A TRACT OF LAND BEING A PORTION OF PARCEL 3 OF "LAND PARTITION 49-97", SITUATED IN THE SE1/4 OF SECTION 33, T40S, R8EWM, KLAMATH COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF SAID PARCEL 3 AND THE WEST LINE OF THE 30 FOOT WIDE INGRESS-EGRESS AND PUBLIC UTILITY EASEMENT CREATED BY SAID "LAND PARTITION 49-97", FROM WHICH THE NORTHEAST CORNER OF SAID PARCEL 3 BEARS S89°36'21"E 30.00 FEET; THENCE S00°01'09"E, ALONG THE SAID WEST LINE, 74.44 FEET; THENCE N35°37'11"W 92.03 FEET TO A POINT ON THE SAID NORTH LINE; THENCE S89°36'21"E 53.57 FEET TO THE POINT OF BEGINNING, WITH BEARINGS BASED ON RECORD OF SURVEY 6155 ON FILE AT THE OFFICE OF THE KLAMATH COUNTY SURVEYOR.