

03 MAY 8 PM 2:29

Vol M03 Page 30805

After Recording Return to:  
STEVE T. MORRIS and BETTY J. MORRIS  
P.O. Box 191443  
Sacramento, CA 95819

Until a change is requested all tax statements  
Shall be sent to the address listed above

State of Oregon, County of Klamath  
Recorded 05/08/2003 2:29 p.m.  
Vol M03 Pg 30805-06  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

**WARRANTY DEED**  
(INDIVIDUAL)

BARBARA B. MC RAE, herein called Grantor, convey(s) to STEVE T. MORRIS and BETTY J. MORRIS, husband and wife, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

See Exhibit A attached hereto 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 \$87,500.00.  
(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 May 6, 2003.

\_\_\_\_\_  
BARBARA B. MC RAE

STATE OF OREGON, County of Klamath) ss.

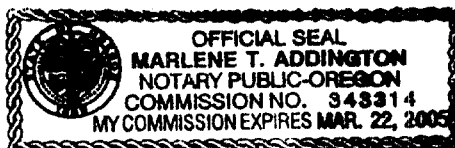
May 7, 2003, personally appeared the above named BARBARA B. MC RAE and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:

 **Aspen**  
TITLE & ESCROW, INC.

525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00056975

Before me: Marlene T. Addington  
Notary Public for Oregon  
My commission expires: 3-22-2005  
Official Seal



**Exhibit A**

**Beginning at the most Northerly corner of Lot 8, Block 56, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon, which corner is the intersection of the Southwesterly line of Tenth Street and the Southeasterly line of Lincoln Street; thence Southeasterly along the Southwesterly line of Tenth Street a distance of 50 feet; thence Southwesterly parallel to the Southeasterly line of Lincoln Street a distance of 90 feet; thence Northwesterly and parallel to the Southwesterly line of Tenth Street, a distance of 50 feet to the Southeasterly line of Lincoln Street; thence Northeasterly along said line of Lincoln Street 90 feet, more or less, to the point of beginning.**

**SAVING AND EXCEPTING the following described parcel of real property:**

**Beginning at a point on the line between Lots 7 and 8 of Block 56, Nichols Addition to the City of Klamath Falls, Oregon, which portion lies 48 feet distant Southeasterly from the most Northerly corner of said Lot 7, and running thence Southeasterly parallel with Tenth Street, a distance of 2 feet; thence Southwesterly parallel with Lincoln Street, a distance of 25 feet; thence Northwesterly parallel with Tenth Street, a distance of 2 feet; thence Northeasterly parallel with Lincoln Street, a distance of 25 feet to the point of beginning.**