



After recording return to:  
Linda K. Manis  
2844 Summers Lane  
Klamath Falls, OR 97603

Until a change is requested all tax statements  
shall be sent to the following address:  
Linda K. Manis  
2844 Summers Lane  
Klamath Falls, OR 97603

File No.: 7021-221398 (cs)  
Date: July 21, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

Vol M03 Page 51957

State of Oregon, County of Klamath  
Recorded 07/23/2003 11:51 a m  
Vol M03 Pg 51957-59  
Linda Smith, County Clerk  
Fee \$ 3.00 # of Pgs 3

### STATUTORY WARRANTY DEED

**Richard L. Olsen**, Grantor, conveys and warrants to **Linda K. Manis**, Grantee, 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, contracts and/or liens for irrigation and/or drainage**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

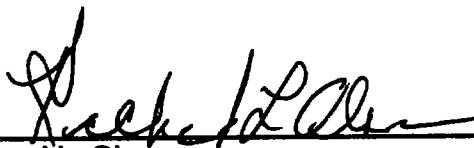
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO 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 **\$77,500.00**. (Here comply with requirements of ORS 93.030)

31K

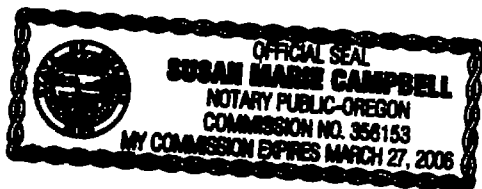
APN: 530036

Statutory Warranty Deed  
- continuedFile No.: 7021-221398 (ca)  
Date: 07/21/2003

  
\_\_\_\_\_  
Richard L. Olsen

STATE OF Oregon )  
County of Klamath )ss.  
)

This instrument was acknowledged before me on this 21 day of July, 20B  
by **Richard L. Olsen**.



  
\_\_\_\_\_  
Notary Public for Oregon

My commission expires: 3-27-06

APN: 530036

Statutory Warranty Deed  
- continuedFile No.: 7021-221398 (cs)  
Date: 07/21/2003**EXHIBIT A****LEGAL DESCRIPTION:**

A tract of land particularly described as follows:

Beginning at a point which lies on the West right of way line of Summers Lane North 1°14' West a distance of 680.3 feet and South 89°26' West a distance of 30 feet from the iron pin which marks the section corner common to Sections 2, 3, 10 and 11 Township 39 South, Range 9 E.W.M., and running thence: continuing South 89°26' West a distance of 175 feet to an iron pin; thence North 1°14' West a distance of 72.2 feet to an iron pin; thence North 89°26' East a distance of 175 feet to an iron pin on the Westerly right of way line of Summers Lane; thence South 1°14' East along the Westerly right of way line of Summers Lane a distance of 72.2 feet more or less, to the point of beginning, in the S 1/2 S 1/2 N 1/2 SE 1/4 SE 1/4 of Section 3, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.