

NTE- 61612MS

Vol M03 Page 52973

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

LOREN G. YOUNG

1831 LOWELL STREET

KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath

Recorded 07/25/2003 3:48 p mVol M03 Pg 52973-71

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

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

LOREN G. YOUNG

1831 LOWELL STREET

KLAMATH FALLS, OR 97601

Escrow No. MT61612-MS

WARRANTY DEED

DEONNA K. TUULIK, Grantor(s) hereby grant, bargain, sell, warrant and convey to LOREN G. YOUNG and BETTY J. YOUNG, 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

186532

3809-029AA-02700

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record 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 \$116,000.00.

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 25th day of July 2003.

Deonna K. Tuulik
DEONNA K. TUULIK

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on July 25 2003 by DEONNA K. TUULIK.



Marjorie A. Stuart
(Notary Public for Oregon)

My commission expires 12-20-06

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EXHIBIT "A"
LEGAL DESCRIPTION

All of Lot 18 in Block 4 of HILLSIDE ADDITION to the City of Klamath Falls, Oregon.

Also, all that portion of Lot 19 in Block 4 of HILLSIDE ADDITION to the City of Klamath Falls, Oregon, more particularly described as follows: Beginning at the most Southerly corner of said Lot 19 , thence Northwesterly along the line between Lots 18 and 19 in said block, a distance of 140 feet to the Northerly line of said Lot 19, thence Northeasterly parallel to Lowell Street, a distance of 25 feet; thence Southeasterly, parallel with said line between Lots 18 and 19, a distance of 140 feet to Northwesterly line of Lowell Street thence Southwesterly along Lowell Street, a distance of 25 feet to the point of beginning.