



After recording return to:  
 Karen Palmquist  
 8080 E. Langell Valley Road  
 Bonanza, OR 97623

Until a change is requested all tax statements  
 shall be sent to the following address:  
 Karen Palmquist  
 8080 E. Langell Valley Road  
 Bonanza, OR 97623

File No.: 7021-233277 (SAC)  
 Date: July 30, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

Vol M03 Page 55904

State of Oregon, County of Klamath  
 Recorded 08/4/2003 3:50 P m  
 Vol M03 Pg 55904-06  
 Linda Smith, County Clerk  
 Fee \$ 31.00 # of Pgs 3

## STATUTORY WARRANTY DEED

**Albert M. Scott, Jr. and Rita F. Scott as tenants by the entirety, as to Parcel 1**

**Alsons Farms, Inc., an estate in fee simple, as to Parcel 2, Grantor, conveys and warrants to Karen Palmquist, 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:**

1. The **2003-2004** Taxes, a lien not yet payable.
2. 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 **\$180,000.00**. (Here comply with requirements of ORS 93.030)

APN: 811465

Statutory Warranty Deed  
- continuedFile No.: 7021-233277 (SAC)  
Date: 07/30/2003

Albert M. Scott Jr.  
Albert M. Scott Jr.

Rita F. Scott  
Rita F. Scott

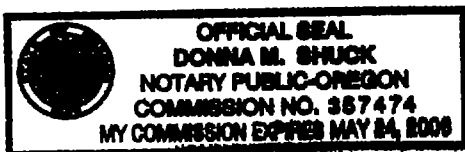
Alsons Farms, Inc.

Albert M. Scott Jr.

STATE OF Oregon )  
County of Klamath )ss.  
)

This instrument was acknowledged before me on this 31<sup>st</sup> day of July, 2003  
by Albert M. Scott, Jr. and Rita F. Scott and Alsons Farms, Inc..

Donna M. Shuck  
Notary Public for Oregon



My commission expires: 5.24.06

APN: 811465

Statutory Warranty Deed  
- continuedFile No.: 7021-233277 (SAC)  
Date: 07/30/2003**EXHIBIT A****LEGAL DESCRIPTION:**

Parcel 1: The NE 1/4 SE 1/4 SE 1/4 and the E 1/2 NW 1/4 SE 1/4 SE 1/4 of Section 29, Township 39 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon; EXCEPTING THEREFROM a strip of land 30 feet off the most Northerly portion lying West of the County Road.

Parcel 2: The SE 1/4 SE 1/4 of Section 29, Township 39 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon; EXCEPTING THEREFROM a strip of land 30 feet wide off the most Northerly portion lying West of the County Road; ALSO EXCEPTING THEREFROM the NE 1/4 SE 1/4 SE 1/4 and E 1/2 NW 1/4 SE 1/4 SE 1/4 of Section 29, Township 39 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

The NE 1/4 NE 1/4 of Section 12, Township 39 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM that portion conveyed to the U. S. A. for Irrigation ditch by deed dated January 28, 1925 recorded February 8, 1926 In Volume 69 page 269, Deed records of Klamath County, Oregon.