

03 AUG 19 PM 10:44

After Recording Return to:
LES NORTHCUTT and NORMA V. NORTHCUTT
P.O. Box 479
Malin, OR. 97632
Until a change is requested all tax statements
Shall be sent to the address shown above.
Same as above

State of Oregon, County of Klamath
Recorded 08/19/2003 10:44 a. m
Vol M03 Pg 60455-56
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

ASPEN 57581
WARRANTY DEED
(INDIVIDUAL)

HENRY J. O'KEEFFE and PATRICIA D. O'KEEFFE, TRUSTEES of the O'KEEFFE FAMILY TRUST 1983 UTA/DTD 5/13/83, herein called Grantor, convey(s) to LES NORTHCUTT and NORMA V. NORTHCUTT, husband and wife, herein called Grantees, 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 **\$240,000.00.**
(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.

*L.H.
X.M.*

Dated August 8, 2003.

O'KEEFFE FAMILY TRUST 1983 UTA/DTD 5/13/83

Henry J. O'Keeffe

HENRY J. O'KEEFFE, TRUSTEE
Patricia D. O'Keeffe

PATRICIA D. O'KEEFFE, TRUSTEE

STATE OF OREGON, County of Klamath) ss.

On August 18, 2003, personally appeared the above named Henry J. O'Keeffe and Patricia D. O'Keeffe as Trustees of the O'KEEFFE FAMILY TRUST 1983 UTA/DTD 5/13/83.

This document is filed at the request of:

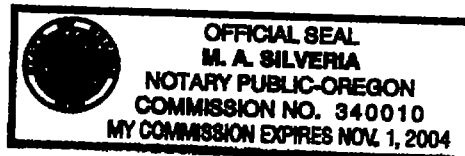
Before me: *M.A. Silveria*

Notary Public for Oregon

My commission expires: 11-01-04



525 Main Street
Klamath Falls, OR 97601
Order No.: 00057581



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Exhibit A

Farm Unit "E" in the SE1/4 NE1/4, and Lot 1 All in Section 21, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon

LESS the following: Beginning at the Southwest corner of said Lot 1; thence East along the South line of said Lot a distance of 830 feet to a point; thence North, at right angles to said South line, a distance of 200 feet; thence West, parallel with said South line, a distance of 830 feet; thence South a distance of 200 feet, more or less, to the point of beginning.

George O. Ruppel
Patricia D. Ruppel