

NTC-63284 KR



Vol M03 Page 84732

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 11/17/03 11:03a m
Vol M03 Pg 84732-33
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

After recording return to:

ROBERT E. DAGGETT

2536 LINK STREET

KLAMATH FALLS OR 97601

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

ROBERT E. DAGGETT

2536 LINK STREET

KLAMATH FALLS OR 97601

Escrow No. MT63224-KR

SPECIAL WARRANTY DEED

LUNKER ENTERPRISES, LLC, an Oregon limited liability company,
Grantor(s) hereby grant, bargain, sell, warrant and convey to ROBERT E. DAGGETT & FRANK L. KREBS, each as to an
undivided 1/2 interest, as tenants in common, 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:

That part of Lot four (4) in Block forty-five (45) of NICHOLS ADDITION to the City of Klamath Falls, Oregon,
described as follows:

Beginning at the Southwest corner of Lot 4 of said Block and Addition; thence East along the North line of High
Street 41.5 feet; thence North at right angles to High Street, 80 feet; thence West and parallel with High Street, 41.5
feet to 10th Street; thence South along the West line of 10th Street, 80 feet to the place of beginning.

Account No.:

3809-029DD-09500-000

Key No.:

371751

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:

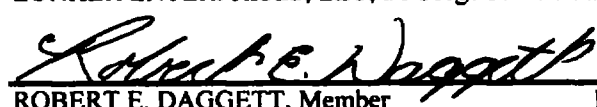
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and
demands of all persons claiming by, through, or under the grantor except those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is \$1.00.

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 17th day of November, 2003.

LUNKER ENTERPRISES, LLC, an Oregon limited liability company


ROBERT E. DAGGETT, Member


FRANK L. KREBS, JR., Trustee of The Frank Krebs Living Trust

26.10 am

84733

NOTARY ACKNOWLEDGEMENT PAGE FOR SPECIAL WARRANTY DEED dated November 7, 2003

STATE OF OREGON)
)
County of Klamath)

This instrument was acknowledged before me on November 14, 2003 by ROBERT E. DAGGETT,
Member of LUNKER ENTERPRISES, LLC, an Oregon limited liability company.



Kristi L. Redd

NOTARY PUBLIC FOR OREGON
My Commission Expires: 11/16/2003

State of Oregon
County of Lane
Signed or attested before me on
11-7-03 by ~~Frank L. Krebs, Jr.~~
Trustee of Frank Krebs Living Trust, Member
of Lunker Enterprises, LLC
Barbara Gilbert
My commission expires 2-19-05

