

WTC - 60736 TA

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

DAVID B. SWINGLE

PO BOX 64

MERRILL, OR 97633

State of Oregon, County of Klamath

Recorded 11/21/03 11:20a m

Vol M03 Pg 86081-82

Linda Smith, County Clerk

Fee \$ 260 # of Pgs 2

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

DAVID B. SWINGLE

PO BOX 64

MERRILL, OR 97633

Escrow No. MT60736-TA

WARRANTY DEED

KENNETH W. SNOOK, Grantor(s) hereby grant, bargain, sell, warrant and convey to DAVID B. SWINGLE and DENISE A. SWINGLE, 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

KEY #104247

4011-00000-03800-000

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 \$52,000.00.

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 17th day of Nov. 2003.

Kenneth W. Snook
KENNETH W. SNOOK

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Nov 17, 2003 by KENNETH W. SNOOK.

[Signature]
(Notary Public for Oregon)



My commission expires 6-19-04

26.60 am

EXHIBIT "A"
LEGAL DESCRIPTION

Parcel 1 of Land Partition 1-02, said Land Partition being a partition of Parcel 3 of "Minor Partition 80-38", being situated in the W1/2 SW1/4 of Section 16 and the E1/2 SE1/4 of Section 17, Township 40 South, Range 11 East, Willamette Meridian, Klamath County, Oregon;

TOGETHER WITH An easement for road and utility purposes beginning at the intersection of the North extension of Dodds Hollow Road, a county road, over the West 60 feet of the NE1/4 NE1/4 of Section 29; over the West 60 feet of the E1/2 SE1/4 of Section 20; over the West 60 feet of the E1/2 NE1/4 of Section 20, said Township 40 South, Range 11 East, Willamette Meridian, Klamath County, Oregon.

AND TOGETHER WITH an easement for road and utility purposes over and across Parcel 2 of Land Partition 1-02, as delineated on the face of said Land Partition 1-02.