

After Recording Return to:

KRAIG R. STRAUCH

RUTH A. STRAUCH

10410 Marshes Way
Klamath Falls, OR 97603

Until a change is requested all tax statements

Shall be sent to the following address:

KRAIG R. STRAUCH

RUTH A. STRAUCH

Same as Above

A58637 AF

State of Oregon, County of Klamath

Recorded 03/10/2004 1:05 pm

Vol M04 Pg 13719-26

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

WARRANTY DEED

(INDIVIDUAL)

SAMUEL BARNES WRAY and STACY WRAY, herein called grantor, convey(s) to KRAIG R. STRAUCH and RUTH A. STRAUCH, HUSBAND AND WIFE 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 \$210,000.00.

(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.

Dated 3-5-04

[Signature]
SAMUEL BARNES WRAY

[Signature]
STACY WRAY

STATE OF OREGON, County of Klamath) ss.

On March 5, 04 personally appeared the above named SAMUEL BARNES WRAY and STACY WRAY and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00058637

Before me: [Signature]
Notary Public for Oregon
My commission expires: 12-3-06

Official Seal



26A

Exhibit A

A parcel of land situate in Sections 16, 17, 20 and 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch iron pin on the Southwesterly right of way line of the Great Northern Railroad right of way from which the section corner common to Sections 16, 17, 20 and 21, Township 40 South, Range 10 East of the Willamette Meridian, bears North 53° 48' 36" West a distance of 667.31 feet; thence North 44° 00' 00" West along said right of way 1076.20 feet to a point on the Northerly line of a tract of land described in Volume 360 at Page 132, Deed Records of Klamath County, Oregon; thence North 73° 00' 00" West along said Northerly line 276.13 feet to a point on the Southeasterly right of way line of Zukerman Road; thence South 33° 09' 20" West along said Southeasterly right of way line 331.87 feet; thence South 50° 47' 36" East 292.42 feet to a point on the South line of Section 17, Township 40 South, Range 10 East of the Willamette Meridian; thence Southerly along the high water line of Lost River the meander line of which is as follows: South 48° 52' 32" East 232.66 feet; thence South 52° 04' 05" East 237.81 feet; thence leaving said high water line North 63° 04' 05" East 108.12 feet; thence South 26° 20' 35" East 105.18 feet; thence South 44° 00' 00" East 162.43 feet; thence North 78° 45' 30" East 354.64 feet to the point of beginning.

EXCEPTING THEREFROM any portion that lies North and East of the USBR G Canal.