

04 APR 2 AM 11:33

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After recording return to:  
NEW PRODUCTIONS, LLC  
P.O. Box  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
NEW PRODUCTIONS, LLC  
P.O. Box  
Klamath Falls, OR 97601

File No.: 7161-359535 (DJ)  
Date: March 30, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath  
Recorded 04/02/2004 11:33 a m  
Vol M04 Pg 18905-7  
Linda Smith, County Clerk  
Fee \$ 3.00 # of Pgs 3

### STATUTORY WARRANTY DEED

**Donald Basey**, Grantor, conveys and warrants to **NEW PRODUCTIONS, LLC**, 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. 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 **\$24,000.00**. (Here comply with requirements of ORS 93.030)

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**Date: 03/30/2004**

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APN: 365303

Statutory Warranty Deed  
- continuedFile No.: 7161-359535 (DJ)  
Date: 03/30/2004**EXHIBIT A****LEGAL DESCRIPTION:**

That portion of Tract I of North Bly, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, and being more particularly described as follows:

Beginning at a point on the Westerly boundary of said Tract I, midway between the Northwesternly and the Southwesternly corners of said Tract I; thence North 61°07' East along a line parallel with and midway between the Northwesternly and the Southeasterly boundaries of said Tract I, 141.1 feet, more or less, to a point in a line connecting the center points on the Northeastery and Southeastery sides of said Tract I; thence North 28°53' West to the Southeast corner of Deed recorded August 11, 1951, Deed Volume 249 page 115, Deed records of Klamath County, Oregon; thence South 61°07' West 140.0 feet, more or less, to the Easterly right of way line of Klamath Falls-Lakeview Highway; thence South along said Easterly right of way line to the point of beginning.