

04 APR 20 PM 3:52

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Grantor's Name and Address

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After recording, return to Grantee, Address, City:

Edith M. Mattingly, Daniel J. Mattingly
11013 Hwy 66
Klamath Falls, OR 97603

Until requested otherwise, send all tax statements to Grantee, Address, City:

Edith M. Mattingly, Daniel J. Mattingly
11013 Hwy 66
Klamath Falls, OR 97603SPACE RESERVED
FOR
RECORDER'S USEState of Oregon, County of Klamath
Recorded 04/20/2004 3:52 p.m.
Vol M04 Pg 23519
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

ixed.

puty.

WARRANTY DEED - SURVIVORSHIP

KNOW ALL BY THESE PRESENTS that Edith M. Mattingly and Dan Mattingly

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Edith M. Mattingly, Daniel J. Mattingly and Michael J. Mattingly, hereinafter called grantees, does hereby grant, bargain, sell and convey unto the grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of the grantees, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Exhibit "A"

Real property in the County of Klamath, State of Oregon, described as follows:

Beginning at a point on the Northerly boundary of the Klamath Falls-Ashland Highway, and the intersection of the East line of the W 1/2 SW 1/4 SE 1/4 of Section 28, Township 39 S, R. 8 E.W.M.; thence North along the said East line 841 feet; thence West at right angles to the said East line 285.5 feet; thence South and parallel with the said East line 989.5 feet to the Northerly boundary 321.9 feet to the point of beginning, being a portion of the said W1/2 SW 1/4 SE 1/4 of Section 28, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

LESS that portion heretofore conveyed by Deed recorded in Volume M71 page 1245, and that portion heretofore conveyed by Deed recorded in Volume M74 page 12728, and that portion in Volume M87 page 2275, all deed records of Klamath County, Oregon.

Tax Parcel Number: R498624

To Have and to Hold the same unto grantees, their assigns and the heirs of such survivor, forever; provided that grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And grantor hereby covenants to and with grantees, their assigns, and the heirs of such survivor, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

_____, and that grantor will warrant and forever defend the 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.

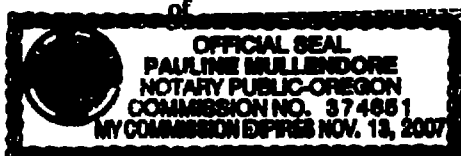
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed applies equally to corporations and to individuals.

In witness whereof, grantor has executed this instrument on April 20, 2004; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Edith M. Mattingly
Daniel J. Mattingly

STATE OF OREGON, County of Klamath) ss. 4-20-04This instrument was acknowledged before me on _____
by Edith M. Mattingly + Daniel J. MattinglyThis instrument was acknowledged before me on _____
by _____as _____
of _____

Pauline Mulendore
Notary Public for Oregon
My commission expires 11-13-07