



WTC-64488 TM

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:  
CLINTON T. REEVES2405 Sixth St  
Malin OR 97632State of Oregon, County of Klamath  
Recorded 04/26/2004 3:07 P m  
Vol M04 Pg 24935-36  
Linda Smith, County Clerk  
Fee \$ 26 # of Pgs 2Until a change is requested all  
tax statements shall be sent to  
The following address:

CLINTON T. REEVES

2405 Sixth St  
Malin OR 97632

Escrow No. MT64488-TM

## STATUTORY WARRANTY DEED

DAVID W. MOORE and JOANN MOORE, as tenants by the entirety, Grantor(s) hereby convey and warrant to CLINTON T. REEVES, Grantee(s) the following described real property in the County of KLAMATH and State of Oregon, free of encumbrances except as specifically set forth herein:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is \$71,100.00.

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 21 day of April 2004
  
DAVID W. MOORE

  
JOANN MOORE
State of Oregon  
County of KLAMATHThis instrument was acknowledged before me on April 21, 2004 by DAVID W. MOORE and JOANN MOORE.
  
(Notary Public for Oregon)
My commission expires 12/17/05

260 km

**24936**

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

The South 85 feet of the following described tract of land:

A parcel of land situated in the SW1/4 NW1/4 of Section 15, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point from which the West quarter corner of said Section 15 bears North 89° 46' West, 740 feet, and South 0° 14' West, 1290 feet; thence South 0 degrees 14' West along the Westerly right of way line of Sixth Street, 170.00 feet; thence North 89° 46' West, 244.80 feet; thence North 0° 14' East, 170.00 feet to a line drawn parallel with and 30 feet distant from the North boundary of the SW1/4 NW1/4 of said Section 15; thence South 89° 46' East, 244.80 feet, to the true point of beginning.

Tax Account No: 4112-015BC-02600-000

Key No: 125572