

NWC-64390 TA

RETURN TO: Brandness, Brandness & Rudd, P.C. 411 Pine Street Klamath Falls, OR 97601	MAIL TAX STATEMENTS: Rajendra K. Patel Deepakbhai G. Patel APR 28 13 44 PM '04 BND / OR / 87797
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1220 Main Street
Klamath Falls, OR 97601

Vol M04 Page 26597

State of Oregon, County of Klamath
Recorded 04/30/2004 3:20 p.m.
Vol M04 Pg 26597-26598
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

- WARRANTY DEED -

Suryakant Maganbhai Patel and Hansa Suryakant Patel, husband and wife, Grantors, convey and warrant to Rajendra K. Patel and Deepakbhai G. Patel,** Grantees, the following described real property situate in Klamath County, Oregon, free of encumbrances except as specifically set forth herein:

** as Tenants in Common

Tracts 8 and 9 of Pleasant Home Tracts No. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. See Exhibit "A" for a complete legal description.

SUBJECT TO AND EXCEPTING: All recorded liens and encumbrances and those apparent upon the land; covenants, declarations and restrictions; taxes and assessments, and _____

The Grantees accept the above-described property based on the Grantees' own investigation and do not rely on any representation or information provided by the Grantors. Grantees expressly state any information the Grantees received from Grantors was not material to the Grantees' decision to purchase the property described herein.

The true and actual consideration for this transfer is \$395,000.00.

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.

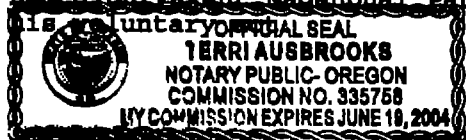
Dated this 30th day of April, 2004.

Suryakant Maganbhai Patel
Suryakant Maganbhai Patel

Hansa Suryakant Patel
Hansa Suryakant Patel

STATE OF OREGON)
County of Klamath) ss.

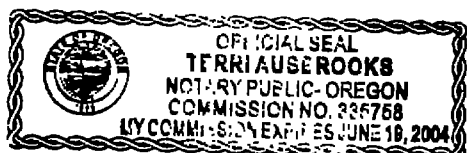
Personally appeared before me this 30 day of April, 2004, the above-named Suryakant Maganbhai Patel and acknowledged the foregoing instrument to be his voluntary act.



[Signature]
Notary Public for Oregon
My Commission expires: 6-18-04

STATE OF OREGON)
County of Klamath) ss.

Personally appeared before me this 30th day of April, 2004, the above-named Hansa Suryakant Patel and acknowledged the foregoing instrument to be her voluntary act.



[Signature]
Notary Public for Oregon
My Commission expires: 6-18-04

2600

EXHIBIT "A"
LEGAL DESCRIPTION

Tracts 8 and 9, the Southerly 20 feet of Tract 27, and the Southerly 20 feet of the West half of Tract 26 of PLEASANT HOME TRACTS NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SAVING AND EXCEPTING THEREFROM that parcel of land deeded to the State of Oregon, by and through its State Highway Commission, as disclosed by instrument dated October 6, 1964, recorded October 23, 1964, in Volume 357, page 122, Deed Records of Klamath County, Oregon

Tax Account No: 3909-002AD-06400-000

Key No: 513741

Tax Account No: 3909-002AD-08500-000

Key No: 513509