



NJC-65071KR

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## THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:  
The Dena K. and William L. Garriott Living  
Trust

13066 HWY 140 E  
Klamath Falls, OR 97603

State of Oregon, County of Klamath  
Recorded 05/19/2004 3:08 p m  
Vol M04 Pg 31521-22  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

Until a change is requested all  
tax statements shall be sent to  
The following address:

The Dena K. and William L. Garriott Living  
Trust

13066 HWY 140 E  
Klamath Falls, OR 97603

Escrow No. MT65071-KR

## STATUTORY WARRANTY DEED

**Klamath County School District, an Oregon School District, Grantor(s) hereby convey and warrant to William L. Garriott III and Dena K. Garriott, Trustees of the Dena K. and William L. Garriott Living Trust, 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:**

## LEGAL DESCRIPTION

That portion of the SW1/4 SE1/4 of Section 15, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point 75 feet Northerly from and at right angles to the center line of the U.S.R.S. Canal, from which point the quarter corner common to Sections 15 and 22, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, bears South 77° 42' West a distance of 256.4 feet; thence South 0° 35' East a distance of 52.7 feet; thence from said point of beginning North 77° 42' East a distance of 173.8 feet; thence North 63° 50' East a distance of 50.1 feet; thence North 3° 40' West a distance of 307.2 feet to a point in the Southerly right of way line of the Klamath Falls - Lakeview Highway; thence along the Southerly right of way line of the Klamath Falls - Lakeview Highway South 82° 55' West 95.8 feet; thence South 85° 55' West 25.2 feet; North 89° 57' West 26.7 feet; North 85° 22' West 27.3 feet; North 80° 34' West 25.3 feet to a point on the said Southerly right of way line of the Klamath Falls - Lakeview Highway; thence South 3° 40' East a distance of 349.9 feet to the point of beginning.

Tax Account No.: 3910-015D0-00700-000

Key No.: 596910

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 **\$38,116.00**.

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.

260

Dated this 19<sup>th</sup> day of May, 2004.

31522

KLAMATH COUNTY SCHOOL DISTRICT

BY: Kenneth Hadlock

Kenneth Hadlock, Title: Business Manager

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on May 19, 2004 by KLAMATH COUNTY SCHOOL DISTRICT.



Kristi L. Redd  
(Notary Public for Oregon)

My commission expires 11/16/2007