



After recording return to:
Phillip G. Kangris and Sandra L.
Kangris
861 Russell Street
Klamath Falls, OR 97603

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

Phillip G. Kangris and Sandra L.
Kangris
861 Russell Street
Klamath Falls, OR 97603

File No.: 7021-354343 (cs)

Date: April 16, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 05/25/2004 2:54 p m
Vol M04 Pg 33087-88
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

STATUTORY WARRANTY DEED

David W. Rickert, Grantor, conveys and warrants to Phillip G. Kangris and Sandra L. Kangris as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Parcel 1 of Land Partition 49-97, being Parcel 1 of "Land Partition 48-95", situated in the N1/2 SE1/4 of Section 33, Township 40 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, LESS AND EXCEPTING THAT PORTION CONVEYED TO HENRY L. HERYFORD, APRIL 29, 1998 in Volume M98 Page 14308, shown as property line adjustment 32-97, more particularly described as follows: A tract of land being a portion of Parcel 1 of "Land Partition 49-97" situated in the NW1/4 SE1/4 of Section 33, Township 40 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows: beginning at the Southwest corner of said Parcel 1, and being the C-S 1/16 corner of said Section 33, thence South 89° 46' 23" East along the South line of said Parcel 1, 1327.95 feet to the Southeast 1/16 corner of said Section 33; thence North 00° 00' 20" West along the East line of the said NW1/4 SE1/4, 28.00 feet to a point in an existing fence line, thence along said fence line, North 88° 45' 28" West 374.51 feet, North 88° 31' 11" West 140.91 feet, North 88° 44' 26" West 487.72 feet, North 83° 44' 31" West 126.28 feet and South 79° 56' 08" West 202.65 feet to a point on the west line of said Parcel 1; thence leaving said fence line, South 00° 01' 09" East 23.57 feet to the point of beginning.

The property lies in the County of Klamath, State of Oregon.

This property is free from liens and encumbrances, EXCEPT:

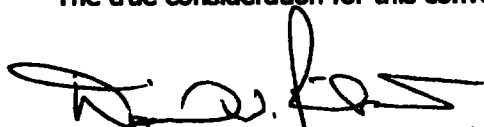
APN: 885420

Statutory Warranty Deed
- continuedFile No.: 7021-354343 (ca)
Date: 04/16/2004

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.

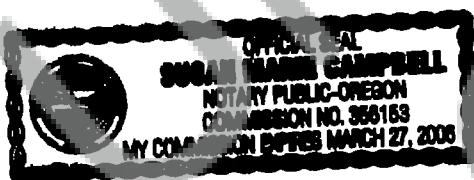
The true consideration for this conveyance is **\$183,000.00**. (Here comply with requirements of ORS 93.030)



David W. Rickert

STATE OF Oregon)
County of Klamath) ss.

This instrument was acknowledged before me on this 21 day of April, 2004
by **David W. Rickert**.



Notary Public for Oregon
My commission expires: 3-27-04