

04 JUN 22 PM 3:00

Vol M04 Page 40152  
State of Oregon, County of Klamath  
Recorded 08/22/2004 3:00 p m  
Vol M04 Pg 40152-S3  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

395736  
**WARRANTY DEED - STATUTORY FORM**

MEL STRAUSSER and PAT CHORNISTER STRAUSSER, husband and wife, Grantor,  
conveys and warrants to

UNMARRIED MAN  
CARL L. BOHRER, an ~~XXXXXXX~~, Grantee,

the following described real property, free of encumbrances except as  
specifically set forth herein, to wit:



SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE  
Tax Account No(s): 132172  
Map/Tax Lot No(s): 2309-24A-5300

This property is free from encumbrances, EXCEPT: All those items of record, if  
any, as of the date of this deed, including any real property taxes due, but  
not yet payable.

The true consideration for this conveyance is \$70,000.00 .

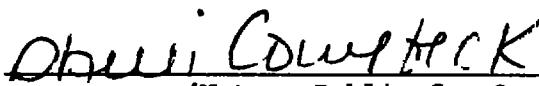
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT  
IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR  
ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY  
SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY  
APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST  
PRACTICES AS DEFINED IN ORS 30.930.

Dated this 18 day of June, 2004.

  
MEL STRAUSSER  
  
PAT CHORNISTER STRAUSSER

STATE OF OREGON, COUNTY OF DESCHUTES ) SS.

This instrument was acknowledged before me on June 18, 2004 by MEL STRAUSSER  
and PAT CHORNISTER STRAUSSER.

  
(Notary Public for Oregon)  
My commission expires 6-24-05

After recording return to:  
WESTERN TITLE & ESCROW COMPANY  
16455 WILLIAM FOSS ROAD  
LA PINE, OR 97739



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

CARL L. BOHRER  
~~51349 WHEEL RD~~ 148550 Hwy 97 N.  
LA PINE, OR 97739

TITLE NO. 7029395736  
ESCROW NO. 14-0040504

F26✓

40153

**Exhibit "A"**

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

The following described parcel of land lying in the NE1/4NE1/4 of Section 24, Township 23 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of Section 24, Township 23 South, Range 9 East of the Willamette Meridian; thence North 89° 58' 40" West 178.82 feet along the Northerly line of said Section; thence South 30° 48' West 1248.93 feet along the Northwestern right of way of the Dalles-California Highway to the true point of beginning; thence North 59° 12' West 246.05 feet to a point on the Southeastery line of River Pine Estates; thence South 34° 15' 15" West 100.18 feet along said line; thence South 59° 12' East 252.05 feet to a point on the Northwestern right of way of the Dalles-California Highway; thence North 30° 48' East 100.00 feet along said line to the true point of beginning.

Tax Parcel Number: 132172