



State of Oregon, County of Klamath
Recorded 07/02/2004 11:24 m
Vol M04 Pg 43592
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

THIS SPACE RESER

After recording return to:

Mary N. Wood
1320 Morningside Lane
Klamath Falls, OR 97603

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

Mary N. Wood
1320 Morningside Lane
Klamath Falls, OR 97603

Escrow No. MT65207-MS

MTL 65207 MS
STATUTORY WARRANTY DEED

Woody Worden, Grantor(s) hereby convey and warrant to **Mary N. Wood**, 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 **\$140,000.00**.

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 1st day of July, 2004

Woody Worden
Woody Worden

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on July 1 2004 by WOODY WORDEN.

[Signature]
(Notary Public for Oregon)

My commission expires 12/20/06



26 Am

EXHIBIT "A"
LEGAL DESCRIPTION

Beginning at a point in the center line of Morningside Lane, a 40 foot roadway from which the Northwestern corner of the Southwest quarter of the Northwest quarter of Section 21, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, bears South 88° 50 1/2' West along the center line of said Morningside Lane 955 feet and North 0° 10' East along the Westerly boundary of said Section 21, 858.0 feet; running thence South 0° 10' West 475.8 feet, more or less, to a point in the Northerly boundary of the right of way of the United States Reclamation Service Projects No. 1-N Drain; thence North 88° 48' East, along the said right of way boundary line 97 feet; thence Southeasterly along said right of way boundary line to its intersection with the South line of the SW1/4 NW1/4 of said Section 21; thence North 88° 48' East along the Southerly boundary of said SW1/4 NW1/4, 368 feet; thence North 0° 10' East, 505.2 feet, more or less, to a point in the said center line of Morningside Lane; thence South 88° 50 1/2' West along the said center line 480 feet, more or less, to the point of beginning.

SAVING AND EXCEPTING the right of way for Morningside Lane.

Tax Account No: 3909-021B0-02600-000

Key No: 581962