

04 SEP 16 PM 3:11



WTC-66498 MS

Vol M04 Page 62125

State of Oregon, County of Klamath
Recorded 09/16/04 3:11 P m
Vol M04 Pg 62125-26
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

After recording return to:

Allen D. Bergstrom

4300 Carlon Way

Klamath Falls, OR 97603

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

Allen D. Bergstrom

4300 Carlon Way

Klamath Falls, OR 97603

Escrow No. MT66498-MS

STATUTORY WARRANTY DEED

Lyle D. Bergstrom and Patricia A. Bergstrom, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Allen D. Bergstrom and Cynthia L. Bergstrom, as tenants by the entirety**, 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 **\$150,000.00**.

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.

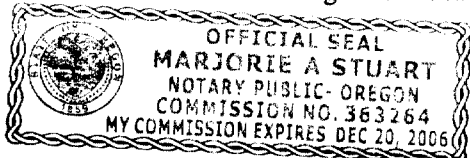
Dated this 14th day of Sept, 2004

Lyle D. Bergstrom
Lyle D. Bergstrom

Patricia A. Bergstrom
Patricia A. Bergstrom

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 9-14, 2004 by Lyle D. Bergstrom and Patricia A. Bergstrom.



Marjorie A. Stuart
(Notary Public for Oregon)

My commission expires 12/20/06

2600 am

EXHIBIT "A"
LEGAL DESCRIPTION

A portion of Lots 25, 26 and 27, SUMMER HEIGHTS, a platted subdivision, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a point which is North 90 feet and East 5 feet from the Southwest corner of Lot 26, SUMMER HEIGHTS; thence North on a line which is parallel to and 5.0 feet East from the West line of Lot 26 a distance of 185.6 feet, more or less, to the Southerly right of way of the U.S.R.S. A-3 Lateral; thence North $76^{\circ} 18'$ East a distance of 82.7 feet, more or less, to its intersection with the East line of Lot 26 extended; thence South along said East line extended to a point which is 15.0 feet North of the Northeast corner of Lot 26; thence East along a line parallel to and 27.0 feet North of the North line of Lots 25 and 24 a distance of 160 feet to the West line of Hilddale Street; thence South along said West line a distance of 27.0 feet to the Northeast corner of Lot 24; thence West along the North lines of Lots 24 and 25 a distance of 99.8 feet to a point; thence South parallel to the East line of Lot 25, a distance of 44.7 feet to a point; thence West parallel to the South line of Lots 25 and 26 a distance of 140.2 feet, more or less, to the point of beginning.

Tax Account No: 3909-014BC-04200-000

Key No: 572534