

04 NOV 4 AM 10:57

Vol M04 Page 75785

After Recording Return to:

HOWARD E. MCGEE SR. and MARY C. MCGEE

21665 Hwy 140E  
DAIRY, OR 92625

Until a change is requested all tax statements

Shall be sent to the following address:

HOWARD E. MCGEE SR. and MARY C. MCGEE

Same as above

State of Oregon, County of Klamath

Recorded 11/04/04 11:57a m

Vol M04 Pg 75785-86

Linda Smith, County Clerk

Fee \$ 56<sup>00</sup> # of Pgs 2

*Aspen 591231MS*  
**WARRANTY DEED**  
(INDIVIDUAL)

4 MAC INDUSTRIES, herein called grantor, convey(s) to HOWARD E. MCGEE SR. and MARY C. MCGEE, husband and wife, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$88,478.63.  
(here comply with the requirements of ORS 93.930)

*HEM*  
*mcm* 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 October 29, 2004.

4 MAC INDUSTRIES

*[Signature]*  
HOWARD E. MCGEE, JR.

STATE OF OREGON, County of Klamath) ss.

On October 29, 2004 personally appeared the above named Howard E. McGee Jr. as general partner of 4 MAC INDUSTRIES and acknowledged the foregoing instrument to be his voluntary act and deed.

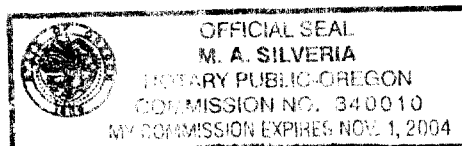
This document is filed at the request of:

 **Aspen**  
TITLE & ESCROW, INC.

525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00059231

Before me: *MA Silveria*  
Notary Public for Oregon  
My commission expires: 11/01/04

Official Seal



*Exhibit A*

A tract of land situated in the SE 1/4 NE 1/4 of Section 33, Township 38 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the East line of said SE 1/4 NE 1/4 from which point the Northeast corner of said SE 1/4 NE 1/4 bears North 00° 02' 28" East 300.00 feet; thence South 00° 02' 28" West, on said East line, 173.96 feet; thence South 71° 11' 50" West, 582.82 feet; thence South 80° 57' 06" West 776.32 feet to a point on the West line of said SE 1/4 NE 1/4; thence North 00° 13' 13" East on said West line, 137.61 feet to the Easterly line of a tract of land described in Deed Volume 47 at Page 593, Klamath County Deed Records; thence Northeasterly along said Easterly line to a point on the North line of said SE 1/4 NE 1/4; thence North 89° 29' 53" East on said North line, 591.88 feet to the Northwest corner of a tract of land described in Deed Volume M-78 at Page 3585, Klamath County Deed Records; thence South 00° 02' 28" West on the West line of the last mentioned tract of land, 300.00 feet to the Southwest corner thereof; thence North 89° 29' 53" East on the South line of the last mentioned tract of land, 300.00 feet to the point of beginning of this description.

TOGETHER WITH a tract of land situated in the SE 1/4 NE 1/4 of Section 33, Township 38 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the Northwest corner of said SE 1/4 NE 1/4; thence North 89° 29' 53" East along the North line of said SE 1/4 NE 1/4 316.66 feet to the Westerly line of a tract of land described in Deed Volume 47 at Page 593, Klamath County Deed Records; thence Southwesterly along said Westerly line to the West line of said SE 1/4 NE 1/4; thence North 00° 13' 13" East along the West line of said SE 1/4 NE 1/4, 508.39 feet to the point of beginning.

AND that portion of the SW 1/4 NE 1/4 in Section 33, Township 38 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon described as follows:

Beginning at the Northeast corner of the SW 1/4 NE 1/4; thence West along the North quarter line of said SW 1/4 NE 1/4 a distance of 300 feet, more or less; thence Southeast a distance of 590.30 feet, more or less, to the intersection of the right of way of the OC & E Railroad with the East quarter line of said SW 1/4 NE 1/4; thence North along the East quarter line of said SW 1/4 NE 1/4 a distance of 508.39 feet, more or less, to the point of beginning.