

NN

Vol M05 Page 05340

05 JAN 25 PM 2:03

DUANE R. SANTOS

GAIL C. SANTOS

6840 AIRWAY DR. K.F. OR. 97603

Grantor's Name and Address

ANTONE M. SANTOS 6700 SW. 67th ST.

REDMOND OR. 97756 / JUSTIN M. SANTOS

5311 BARGER DR. EUGENE OR. 97402

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

DUANE R. SANTOS

GAIL C. SANTOS

6840 AIRWAY DR. K.F. OR. 97603

Until requested otherwise, send all tax statements to (Name, Address, Zip):

DUANE R. SANTOS

GAIL C. SANTOS

6840 AIRWAY DR. K.F. OR. 97603

State of Oregon, County of Klamath
 Recorded 01/25/05 2:03 P m
 Vol M05 Pg 05340-41
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 2

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that DUANE R. SANTOS & GAIL C. SANTOShereinafter called grantor, for the consideration hereinafter stated, to grantor paid by ANTONE M. SANTOS
JUSTIN M. SANTOShereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH County, State of Oregon, described as follows, to-wit:

SEE EXHIBIT "A"

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

FREE FROM ALL ENCUMBRANCES

and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ GIFT. [Ⓢ] However, the actual consideration consists of or includes other property or value given or promised which is ☒ the whole ☐ part of the (indicate which) consideration. [Ⓢ] (The sentence between the symbols [Ⓢ], if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on 1-25-05; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Duane R. Santos
Gail C. Santos

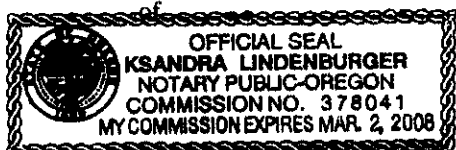
STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on 1/25/05

by _____

This instrument was acknowledged before me on _____

by _____

as _____



Ksandra Lindenburg
 Notary Public for Oregon
 My commission expires 3/2/08

EXHIBIT "A"

05341

Beginning at a point on the North line of Section 24, Township 39 South, Range 9 East of the Willamette Meridian; which lies West a distance of 2359.9 feet from the iron axle which marks the Northeast corner of Section 24, Township 39 South, Range 9 East of the Willamette Meridian, and running thence: South 0°19' West a distance of 30 feet to an iron pin on the South right-of-way line of the County Road; thence continuing South 0°19' West a distance of 296 feet to an iron pin; thence West parallel to the Section line a distance of 318 feet to an iron pin on the North South quarter line; thence North along the quarter line a distance of 326 feet to a point on the Section line; thence East along the Section line a distance of 320 feet, more or less, to the point of beginning, in the NW $\frac{1}{4}$ NE $\frac{1}{4}$ Section 24, Township 39 South, Range 9 East of the Willamette Meridian, Klamath county, Oregon.