

05 MAR 31 AM 11:04

MTL-68566TM

Vol M05 Page 21900



State of Oregon, County of Klamath
Recorded 03/31/2005 11:04 a.m.
Vol M05 Pg 21900-01
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

ERIC N. GRIFFITH

6424 CLIMAX AVE

KLAMATH FALLS, OR 97603

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

ERIC N. GRIFFITH

6424 CLIMAX AVE

KLAMATH FALLS, OR 97603

Escrow No. MT68566-TM

STATUTORY WARRANTY DEED

ANN M. PROPST, Grantor(s) hereby convey and warrant to **ERIC N. GRIFFITH and MAKILA D. GRIFFITH, husband and wife**, 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 **\$95,500.00**.

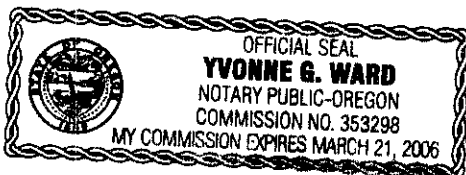
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Dated this 21 day of March, 2005.

Ann M. Propst
ANN M. PROPST

State of Oregon
County of LINN

This instrument was acknowledged before me on March 21, 2005 by ANN M. PROPST.



Yvonne G. Ward
(Notary Public for Oregon)
My commission expires 3/21/06

2600
Am

EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land situated in the SW1/4 NE1/4 of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a one-half inch iron pin on the West line of the SW1/4 NE1/4 of said Section 9, said point being South a distance of 266.00 feet from the Northwest corner of the SW1/4 NE1/4 of said Section 9; thence East a distance of 492.44 feet to a one-half inch iron pin on the Westerly right-of-way line of the County Road; thence South 0° 31' 30" East along said right-of-way line a distance of 264.72 feet to a one-half inch iron pin; thence West a distance of 494.87 feet to a one-half inch iron pin on the West line of the SW1/4 NE1/4 of said Section 9; thence North along the West line of the SW1/4 NE1/4 of said Section 9 a distance of 264.71 feet to the point of beginning.

Tax Account No: 3910-009AC-00200-000

Key No: 592692