

05 APR 14 PM 3:38

Vol M05 Page 26107

Order No. 7072-404036

Escrow No. _____

Loan No. _____

WHEN RECORDED MAIL TO GRANTEE:

JIM AND DARIN TWAMLEY

24152 8th Avenue, Sprague River, OR 97639

1494338 State of Oregon

APN: 334757 and 334748

tax statements to above address

State of Oregon, County of Klamath
Recorded 04/14/2005 3:38 p. m
Vol M05 Pg 26107-09
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

18 542301
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that Cendant Mobility Government Financial Services Corporation, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JIM E. TWAMLEY, married, and DARIN A. TWAMLEY, unmarried,

Hereinafter called the 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" ATTACHED HERETO AND MADE A PART
HEREOF

To have and to Hold the same unto the 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 and that the 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

\$ 99,900.00

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 this 16 day of March 2005 if a corporate grantor, 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 DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.970.


Cendant Mobility Government Financial Services Corporation BY JONI CHINTALA AUTHORIZED SIGNATORY OF
BURROW CLOSING MANAGEMENT CORPORATION
DBA BURROW SERVICES AS ATTORNEY-IN-FACT.

STATE OF CALIFORNIA
COUNTY OF ORANGE SS.

On March 16, 2005 before me, Dan G. Howard, personally appeared, Joni Chintala, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature  My Commission Expires: February 22, 2008



205

Property Address: 24152 8th Avenue, Sprague River, OR 97639

EXHIBIT "A"

A portion of the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point which lies along the section line a distance of 1980 feet, and East of a distance of 2573 feet, and South a distance of 360 feet, from the iron pin which marks the Northwest corner of Section 14, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, and running thence South 300 feet; thence East 67 feet; thence North 300 feet; thence West 67 feet, more or less to the point of beginning, said tract lying in Government Lot 14 in the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, known as Tract No. 100.

A portion of the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10, E.W.M., Klamath County, Oregon, more particularly described as follows:

Beginning at a point which lies South along the section line a distance of 1980 feet, and East a distance of 2393 feet, and South a distance of 360 feet, from the iron pin which marks the Northwest corner of Section 14, Township 36 South, Range 10, E.W.M., and running thence; South 100 feet; thence East 120 feet; thence North 100 feet; thence West 120 feet, more or less to the point of beginning, said tract lying in Government Lot 14 in the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10, E.W.M., in Klamath County, Oregon, known as Tract No. 91; Also beginning at a point which lies South along the section line a distance of 1980 feet, and East a distance of 2393 feet, and South a distance of 460 feet, from the iron pin which marks the Northwest corner of Section 14, Township 36 South, Range 10, E.W.M., and running thence South 100 feet; thence East 120 feet; thence North 100 feet; thence West 120 feet, more or less to the point of beginning, said tract lying in Government Lot 14 in the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10, E.W.M., Klamath County, Oregon, known as Tract 92; Also, beginning at a point which lies South along the Section line a distance of 1980 feet, and East a distance of 2393 feet and South a distance of 560 feet, from the iron pin which marks the Northwest corner of Section 14, Township 36 South, Range 10, E.W.M., running thence South 100 feet; thence East 120 feet; thence North 100 feet; thence West 120 feet, more or less to the point of beginning, said tract lying in Government Lot 14 in the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10, E.W.M., Klamath County, Oregon, known as Tract No. 93.

Tax Parcel Number: 334757 and 334748