

05 APR 22 PM 12:02

RECORDING REQUESTED BY  
FIDELITY NATIONAL TITLE COMPANY OF OREGON

GRANTOR'S NAME  
David L. Link

GRANTEE'S NAME  
Bruce A. Wadleigh

SEND TAX STATEMENTS TO:  
Mr. Bruce A. Wadleigh  
6040 Crooked Stick Loop SE  
Salem, OR 97306

AFTER RECORDING RETURN TO:  
Mr. Bruce A. Wadleigh  
6040 Crooked Stick Loop SE  
Salem, OR 97306

Vol M05 Page 28537

State of Oregon, County of Klamath  
Recorded 04/22/2005 12:02 p.m.  
Vol M05 Pg 28537-38  
Linda Smith, County Clerk  
Fee \$ 26<sup>00</sup> # of Pgs 2

1st 541319

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### STATUTORY WARRANTY DEED

David L. Link, Grantor, conveys and warrants to

Bruce A. Wadleigh, An Unmarried Man, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Deschutes, State of Oregon,

#### Subject to and excepting:

Current taxes, assessments, reservations in patents, and all agreements, easements, rights-of-way, encumbrances, liens, setback lines, reservations, powers of special districts, covenants, conditions and restrictions as may appear of record.

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.

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$249,900.00 (See ORS 93.030)

DATED: April 18, 2005

David L. Link  
David L. Link

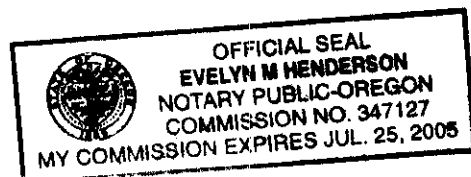
STATE OF OREGON  
COUNTY OF Oregon

This instrument was acknowledged before me on

April 20 2005

by David L. Link

[Signature]  
NOTARY PUBLIC FOR OREGON  
MY COMMISSION EXPIRES: 7-25-05



205

Exhibit "A"

Lot 7, Tract 1382, Wildwood Subdivision, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.