

05 MAY 20 AM 10:45

mtc-1396-69764stt

Vol M05 Page 36911



State of Oregon, County of Klamath  
Recorded 05/20/05 10:46a m  
Vol M05 Pg 36911-12  
Linda Smith, County Clerk  
THIS SPACE RESERVED Fee \$ 26<sup>00</sup> # of Pgs 2

After recording return to:  
TODD I. MEYERS  
679 LONGACRE  
KLAMATH FALLS, OR 97603

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

TODD I. MEYERS  
679 LONGACRE  
KLAMATH FALLS, OR 97603

Escrow No. MT69764-SH

### SPECIAL WARRANTY DEED

**TRIPLE SORG INVESTMENTS, LLC. AN OREGON LIMITED LIABILITY COMPANY**, Grantor(s) hereby grant, bargain, sell, warrant and convey to **TODD I. MEYERS**, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of **KLAMATH** and State of Oregon, to wit:

**SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE**

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record, if any, as of the date of this deed and those shown below, if any:

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

The true and actual consideration for this conveyance is **\$1.00**.

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 18<sup>th</sup> day of MAY, 2005.

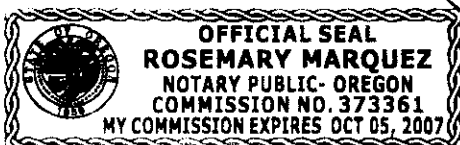
TRIPLE SORG INVESTMENTS, LLC. AN OREGON LIMITED LIABILITY COMPANY

BY: Curt Sorg  
CURT SORG, OWNER

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on May 18, 2005 by CURT SORG, OWNER FOR TRIPLE SORG INVESTMENTS, LLC. AN OREGON LIMITED LIABILITY COMPANY.



Rosemary Marquez  
(Notary Public for Oregon)  
My commission expires October 5, 2007

*260*

EXHIBIT "A"  
LEGAL DESCRIPTION

36912

PARCEL 1:

A tract of land situated in the SE1/4 of Section 7, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 3/4" iron pipe on the Northerly right of way line of Longacre Road, said pipe being the Southwest corner of Tract "E" according to the recorded Survey No. 627 of the Klamath County Surveyor's Records, and lying North along the quarter line a distance of 644.6 feet and North 59° 53' 00" East along said right of way, a distance of 258.8 feet from the iron axle which marks the quarter section corner common to Sections 7 and 18, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; thence North 59° 53' 00" East along said right of way line 162.20 feet to a 5/8" iron rod; thence North 20° 50' 06" West a distance of 218.69 feet to a 5/8" iron rod; thence South 59° 53' 00" West a distance of 39.60 feet to a 5/8" iron rod; thence South 06° 04' 00" West along the West line of said Tract "E" of recorded Survey No. 627, a distance of 267.40 feet to the point of beginning.

PARCEL 2:

A tract of land situated in the SE1/4 of Section 7, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Commencing at a 3/4" iron pipe on the Northerly right of way line of Longacre Road, said pipe being the Southwest corner of Tract "E" according to the recorded Survey No. 627 of the Klamath County Surveyor's Records and lying North along the quarter line of a distance of 644.6 feet and North 59° 53' 00" East along the said right of way, a distance of 258.8 feet from the iron axle which marks the quarter section corner common to Sections 7 and 18, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; thence North 59° 53' 00" East along said right of way line 162.20 feet to a 5/8" iron rod at the true point of beginning; thence continuing North 59° 53' 00" East a distance of 61.86 feet to a 3/4" iron pipe at the Southeast corner of Tract "F" of said recorded Survey No. 627; thence North 06° 04' 07" East a distance of 481.65 feet to a 3/4" iron pipe at the Northeast corner of said Tract "F"; thence South 60° 02' 18" West 223.97 feet to a 3/4" iron pipe at the Northwest corner of said Tract "E" thence South 06° 04' 06" West a distance of 214.77 feet to a 5/8" iron rod on the West line of said Tract "E"; thence North 59° 58' 00" East a distance of 39.60 feet to a 5/8" iron rod; thence South 20° 50' 06" East a distance of 218.69 feet to the true point of beginning.

Tax Account No.: 3809-007D0-01200-000

Key No.: 430386