

05 MAY 24 PM 1:24

MTL-69426TM



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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Matthew B. Kosak Jr.

1863 Cunningham Ave

Medford, OR 97501

State of Oregon, County of Klamath

Recorded 05/24/05 1:24 P m

Vol M05 Pg 37857-58

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

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

Matthew B. Kosak Jr.

1863 Cunningham Ave

Medford, OR 97501

Escrow No.

MT69426-TM

STATUTORY WARRANTY DEED

Trudi D. Evans, Grantor(s) hereby convey and warrant to **Matthew B. Kosak Jr., and Matthew B. Kosak, Sr. and Sharon J. Kosak, husband and wife, with rights of survivorship**, 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:

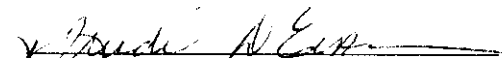
SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 **\$155,000.00**.

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.

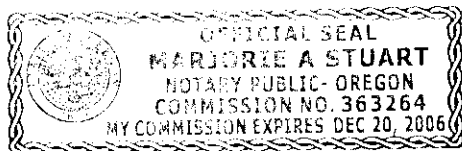
Dated this 19 day of May, 2005.


Trudi D. Evans

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on 9/19, 2005 by Trudi D. Evans.




(Notary Public for Oregon)

My commission expires 12/20/06

26 AM

EXHIBIT "A"
LEGAL DESCRIPTION

A portion of the N1/2 S1/2 NE1/4 SE1/4 of Section 11, Township 39 South, Range 9 East, Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the Southwest corner of the E1/2 SE1/4 (East 1/16 corner) of said Section 11; thence North 00° 16' West (North 00° 16' West by Deed Volume M74-9088, as recorded in the Klamath County Deed Records) 1,846.3 feet; thence South 89° 40' 10" East (South 89° 31' East by said Deed Volume M74-9088) 150.00 feet to the True Point of Beginning of this description; thence continuing South 89° 40' 10" East 80.00 feet; thence North 00° 19' 0" East 141.54 feet to the Northerly line of said N1/2 S1/2 NE1/4 SE1/4; thence North 89° 41' West, along said line, 81.89 feet; thence South 00° 26' 00" East 141.53 feet to the True Point of Beginning.

Tax Account No: 3909-011DA-02000-000

Key No: 557114