

05 JUN 05 AM 11:07

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After Recording Return to:  
**THOMAS R. BOCCHI and JENISE M BOCCHI**  
5817 Havencrest Drive  
Klamath Falls, OR 97603  
Until a change is requested all tax statements  
Shall be sent to the following address:  
**THOMAS R. BOCCHI and JENISE M BOCCHI**  
5817 Havencrest Drive  
Klamath Falls, OR 97603

State of Oregon, County of Klamath  
Recorded 06/03/2005 11:07 A.m  
Vol M05 Pg 41391-92  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

*Aspen 61322ms*  
**WARRANTY DEED**  
(INDIVIDUAL)

**JOHN MORGAN MURPHEY TRUSTEE OR HIS SUCCESSORS IN TRUST UNDER THE MURPHEY LIVING TRUST DATED JULY 9, 1997**, herein called grantor, convey(s) to **THOMAS R. BOCCHI and JENISE M BOCCHI**, husband and wife, herein called Grantees, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is **\$25,000.00**.  
(here comply with the requirements of ORS 93.930)

*[Handwritten signature]*  
**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 May 9, 2005.

**THE MURPHEY LIVING TRUST**  
*[Handwritten signature]*  
**BY: JOHN MORGAN MURPHEY, TRUSTEE**

STATE OF CALIFORNIA, County of Sonoma ss.

On May 10, 2005 personally appeared the above named **JOHN MORGAN MURPHEY TRUSTEE** and acknowledged the foregoing instrument to be his voluntary act and deed.

This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00061322

Before me: *[Handwritten signature]*  
Notary Public for California  
My commission expires: September 10, 2005

Official Seal



**Exhibit A**

**A tract of land situated in the NW 1/4 NW 1/4 of Section 27, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:**

**Beginning at the Northeast corner of said NW 1/4 NW 1/4; thence South 57° 37' 51" West 340.89 feet; thence South 32° 22' 09" East 293.91 feet, more or less, to the Westerly right-of-way line of Old Fort Road; thence North 16° 51' 50" East 450.10 feet to the point of beginning, with bearings based on solar observations.**

**SAVING AND EXCEPTING: any portion lying within the right of way of Old Fort Road.**

**CODE 068 MAP 3809-027B0 TL 00200 KEY# 440963**