

05 JUN 30 PM 3:12

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After Recording Return to:

CLINT E. PACE and KAREN I. BIRD

7849 HWY 140 EAST

KLAMATH FALLS, OREGON 97603

Until a change is requested all tax statements

Shall be sent to the person & address above.

State of Oregon, County of Klamath

Recorded 06/30/05 3:12 P m

Vol M05 Pg 50217-18

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

Aspen 61338ma
WARRANTY DEED
(INDIVIDUAL)

LOUISA L. HORTON, TRUSTEE OF THE LOUISA HORTON REVOCABLE TRUST UTA 7/27/04, herein called Grantor, convey(s) to CLINT E. PACE and KAREN I. BIRD, 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 \$150,000.00.
(here comply with the requirements of ORS 93.930)

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 24, 2005.

7/27/04 *[Signature]*
[Signature]

LOUISA HORTON REVOCABLE TRUST UTA
Louisa L. Horton
BY: LOUISA L. HORTON, TRUSTEE

STATE OF OREGON, County of Klamath) ss.

ma June
On *May 30*, 2005, personally appeared the above named LOUISA HORTON REVOCABLE TRUST UTA
N.P. 7/27/04 and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:

 **Aspen**
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00061338

Before me: *Marlene T. Addington*
Notary Public for Oregon
My commission expires: March 22, 2009

Official Seal

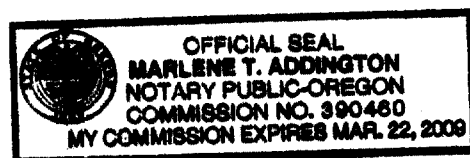


Exhibit A

A tract of land situated in the NE 1/4 NW 1/4 of Section 7, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the North boundary of the Klamath Falls Lakeview Highway, said point being West 331 feet and North 60 feet, more or less, from the Southeast corner of the NE 1/4 NW 1/4 of said Section 7 and being the Southwest corner of a tract of land described in Deed Volume M-71 at Page 306; thence West, along said highway boundary, 25.00 feet; thence North 25.00 feet from and parallel to the West boundary of the property described in Deed Volume M-71 at Page 306, 440 feet to a point on the North boundary of the Enterprise Irrigation District Canal; thence Westerly, along said Canal boundary to the West boundary of a tract of land described in Deed Volume 255, Page 463; thence North along said West boundary, 232 feet, more or less, to the Northwest corner thereof; thence East along the North boundary of said Deed Volume and Page, 956 feet to a point on the East line of the NE 1/4 NW 1/4 of said Section 7, said point also being the most Northerly corner of a tract described in Deed Volume M-71 at Page 306; thence South 29° 08' 40" West, along the West boundary of said tract, 682.64 feet to the Southerly boundary of the Enterprise Irrigation District Canal; thence South, along the West boundary of said tract, 410 feet, more or less, to the point of beginning.

CODE 089 MAP 3910-007BA TL 00500 KEY #590408