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K-46061

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SPECIAL WARRANTY DEED

Vol M05 Page

51795

KNOW ALL MEN BY THESE PRESENTS, That TIMM BURR, INC.,

hereinafter called grantor,
for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto
B. J. WILLHITE AND SHIRLEY R. WILLHITE, HUSBAND AND WIFE
hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the
tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the County
of KLAMATH, State of Oregon, described as follows, to-wit:

THE NW $\frac{1}{4}$ SE $\frac{1}{4}$ OF SECTION 19, TOWNSHIP 35 SOUTH, RANGE 11 EAST OF THE WILLAMETTE
MERIDIAN, KLAMATH COUNTY, OREGON.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the grantee and grantee's heirs, successors and assigns forever.

And the grantor hereby covenants to and with the grantee and grantee's heirs, successors and assigns that the real
property is free from encumbrances created or suffered thereon by grantor and that grantor will warrant and defend
the same and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through,
or under the grantor.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 19,000.00

However, the actual consideration consists of or includes other property or values given or promised which is
part of the consideration (indicate which). (The sentence between the symbols®, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural and all grammatical
changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 2nd day of February, 1994;
if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person
duly authorized thereto by order of its board of directors. TIMM BURR, INC.,

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DE-
SCRIBED 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.

BY: 151 Robert Daggett V.P.

STATE OF OREGON, County of KLAMATH) ss.

This instrument was acknowledged before me on , 19 ,

by

This instrument was acknowledged before me on February 2 , 19 94 ,

by

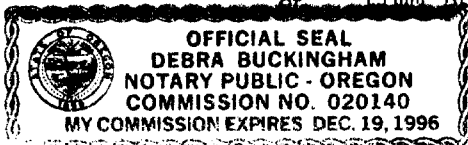
Robert Daggett

as

Vice President

of

Timm Burr, Inc.



Debra Buckingham
My commission expires 12-19-96 Notary Public for Oregon

TIMM BURR, INC.,
325 MAIN STREET SUITE 203
KLAMATH FALLS, OR 97601

Grantor's Name and Address

MR. AND MRS. B. J. WILLHITE
6785 OAK STREET
ANDERSON, CA 96007 #5178

Grantee's Name and Address

After recording return to (Name, Address, Zip):

FATCO

Until requested otherwise send all tax statements to (Name, Address, Zip):

Same as Current

State of Oregon, County of Klamath
Recorded 07/07/05 11:20 a.m.
Vol M05 Pg 51795
Linda Smith, County Clerk
Fee \$ 21.02 # of Pgs 1

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