

05 JUL 13 AM 11:16

Vol M05 Page 53527



After recording return to:

9669 Hill Road  
Klamath Falls, OR 97603

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

9669 Hill Road  
Klamath Falls, OR 97603

File No.: 7034-552774 (PE)  
Date: April 06, 2005

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath

Recorded 07/13/05 11:16 A m

Vol M05 Pg 53527-30

Linda Smith, County Clerk

Fee \$ 36.00 # of Pgs 4

## STATUTORY WARRANTY DEED

**Mary A. Rieger**, Grantor, conveys and warrants to **Prudential Relocation, Inc., a Colorado corporation**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

### **This property is free from liens and encumbrances, EXCEPT:**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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.

The true consideration for this conveyance is **\$0.00**. (Here comply with requirements of ORS 93.030)

Dated this 8 day of April, 2005.

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53528

APN: 603154

Statutory Warranty Deed  
- continued

File No.: 7034-552774 (PE)  
Date: 04/06/2005

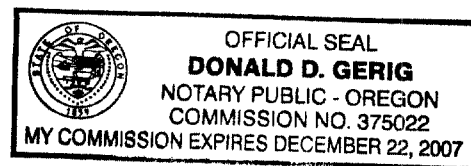
Mary Rieger  
Mary A. Rieger

STATE OF Oregon )  
County of Lane )ss.  
)

This instrument was acknowledged before me on this 8<sup>th</sup> day of April, 2005  
by **Mary A. Rieger**.

[Signature]  
Notary Public for Oregon

My commission expires: 12-22-07



**EXHIBIT A****LEGAL DESCRIPTION:****PARCEL 1**

A parcel of land situated in the NE1/4 of Section 31, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the East line of the NE1/4 from which the Northeast corner of said Section 31 bears North 00°19'00" West 1097.67 feet; thence South 76°53'58" West 108.48 feet to the center of the casing of a well; thence continuing South 76°53'58" West 49.22 feet to a point on the East line of that certain county road known as Hill Road; thence Southeasterly on arc of a 3849.72 foot radius curve to the right (Delta=06°45'50", Long Chord=South 11°41'26" East 454.20) 454.47 feet; thence continuing along said East line of "Hill Road" South 08°18'31" East 355.39 feet; thence continuing along said East line of Hill Road on the arc of a 3789.72 foot radius curve to the left (Delta=01°28'33", Long Chord=South 09°02'48" East 97.61 feet) 97.62 feet to a point on the East line of said NE1/4, thence North 00°19'00" West on said East line 928.59 feet to the point of beginning.

LESS AND EXCEPTING a parcel of land being a portion of the property described in Volume M04 Page 35361, as situated in the NE1/4 of Section 31 Township 39 South, Range 10 East of the Willamette Meridian, being more particularly described as follows:

Beginning at a point on the east line of said Section 31 which bears S00° 19' 00" East a distance of 173.63 feet from the N1/16 corner of said Section 31, said point being the true point of beginning; thence continuing S00° 19' 00" East a distance of 518.30 feet to a point on the East right of way line of Hill Road; thence along the East right of way line of Hill Road 97.62 feet along the arc of a 3789.72 foot radius curve to the right, the long chord which bears N09° 02' 48" West a distance of 97.61 feet and having a delta angle of 1° 28' 33"; thence continuing along the east right of way line of Hill Road N08° 18' 31" West a distance of 355.35 feet; thence continuing along the east right of way line of Hill Road 13.08 feet along the arc of a 3849.72 foot radius curve to the left, the long chord of which bears N08°24'21" West a distance of 13.08 and having a delta angle of 0° 11' 41"; thence leaving said east right of way line of Hill Road N48° 54' 19" East a distance of 87.24 feet, more or less to the true point of beginning, containing 0.40 acres, more or less, bearings being based on County Survey 2876.

**PARCEL 2**

A tract of land situated in the NW1/4 NW1/4 of Section 32, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon more particularly described as follows:

Beginning at the Southwest corner of the NW1/4 NW1/4; thence North 00°19'00" West on the West line of said NW1/4 NW1/4, 522.70 feet; thence North 81°35'00" East 202.01 feet; thence South 00°19'00" East 552.29 feet to a point on the South line of said NW1/4 NW1/4; thence North 89°59'37" West along said South line 200.00 feet to the point of beginning.

**53530**

APN: **603154**

Special Power of Attorney  
- continued

File No.: **7034-552774 (PE)**  
Date: **June 01, 2005**

TOGETHER WITH a parcel of land being a portion of the property described in Volume M01 Page 10209, Klamath County deed records as situated in the S1/2 NW1/4 of Section 32, Township 39 South, Range 10 East of the Willamette Meridian, being more particularly described as follows:

Beginning at the N1/16 corner common to said Section 32 and Section 31, Township 39 South, Range 10 East of the Willamette Meridian; thence S89° 59' 37" East a distance of 200.00 feet; thence S48° 54' 19" West a distance of 264.11 feet to the west line of said Section 32, thence N00° 19' 00" West along said section line a distance of 173.63 feet, more or less to the point of beginning, containing 0.40 acres, more or less, bearings being based on County Survey 2876.