

'05 JUL 28 PM 3:26

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After Recording Return to:

BENJAMIN D. JOHNSON

LISA C. JOHNSON

1107 North 6th St
Klamath Falls, Or 97601

Until a change is requested all tax statements

Shall be sent to the following address:

Same as above

State of Oregon, County of Klamath

Recorded 07/28/05 3:26 Pm

Vol M05 Pg 58770

Linda Smith, County Clerk

Fee \$ 2600 # of Pgs 1

ATC 61685 MS

WARRANTY DEED

(INDIVIDUAL)

FLORENCE CHAMBERS, herein called grantor, convey(s) to **BERNIE M. JOHNSON** and **DAVID M. JOHNSON**, ~~husband and wife~~ and **BENJAMIN D. JOHNSON** and **LISA C. JOHNSON**, husband and wife, as tenants in common, herein called grantee, 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 **\$300,000.00**.

(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 **July 25, 2005**.

Florence Chambers
FLORENCE CHAMBERS

STATE OF OREGON, County of **Klamath**) ss.

On July 25, 2005 personally appeared the above named **FLORENCE CHAMBERS** and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00061685

Before me: MA Silveria

Notary Public for Oregon

My commission expires: 3/10/09

Official Seal

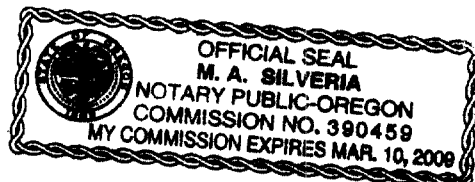


Exhibit A

58771

The E 1/2 of the NE 1/4 of the NE 1/4 of Section 16, Township 39 South, Range 9 East of the Willamette Meridian, in Klamath County, Oregon.

LESS AND EXCEPT any portion lying within Washburn Way, and that portion lying in A-3 Lateral Canal.

CODE 172 MAP 3909-01600 TL 00100 KEY# 579573