

M05-63171

08/30/2005 03:26:44 PM

Of Pages 2 Fee: \$26.00

After Recording Return to:

KIMBERLY A. RISELING

P.O. Box 61461
Sunnyvale, CA 94088-1461

Until a change is requested all tax statements

Shall be sent to the following address:

KIMBERLY A. RISELING

Same as above

WARRANTY DEED

(INDIVIDUAL)

ATE 62047

HILLIARD BLANCHARD JR. and KATHLEEN V. BLANCHARD, herein called grantor, convey(s) to KIMBERLY A. RISELING, 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

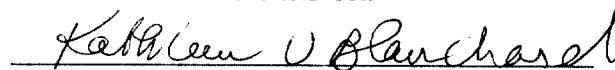
and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$270,000.00.
(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 August 29, 2005.


HILLIARD BLANCHARD JR.


KATHLEEN V. BLANCHARD


STATE OF OREGON, County of Klamath) ss.

On August 29, 2005 personally appeared the above named HILLIARD BLANCHARD JR. and KATHLEEN V. BLANCHARD and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00062047

Before me: 
Notary Public for Oregon
My commission expires: 3/10/09

Official Seal

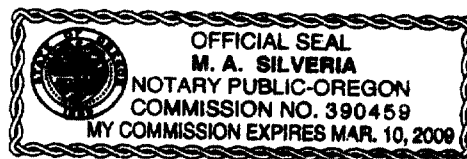


Exhibit A

A parcel of land situate in Government Lot 3 and the SE 1/4 of the NW 1/4 of Section 1, Township 40 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning on the North line of Government Lot 3 of Section 1, Township 40 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, at a point thereon distant 330 feet East from the Northwest corner of said Lot 3; thence South 1413.04 feet to the true point of beginning; thence East 299.98 feet to a point; thence South parallel to the West line of said Lot 3, 501.93 feet to the North right of way line of State Highway 66; thence Southwesterly along said North right of way line, 131.85 feet to a point; thence continuing Southwesterly along said North right of way line 197.63 feet to a point at the intersection of a line running North-South from the point of beginning; thence North 621.53 feet to the point of beginning, with bearings based on Minor Partition 20-83 as filed in the Klamath County Engineers Office.

CODE 021 MAP 4007-001BO TL 00600 KEY #787526