



mtc-71400TM

After recording return to:  
MONICA JONES  
20554 N MALIN ROAD  
Malin, OR 97632

State Of Oregon, County Of Klamath

M05-63349

09/01/2005 10:21:36 AM

# Of Pages 2 Fee: \$26.00

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

MONICA JONES  
20554 N MALIN ROAD  
Malin, OR 97632

Escrow No. MT71400-TM  
Title No. 0071400

### STATUTORY WARRANTY DEED

**TERRELL D. BLACKBURN and DARLENE BLACKBURN, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **MONICA JONES**, Grantee(s) the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:

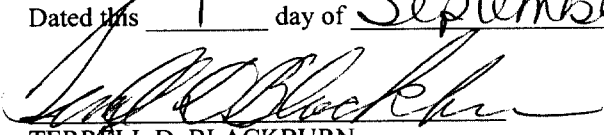
#### SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$60,000.00**.

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.

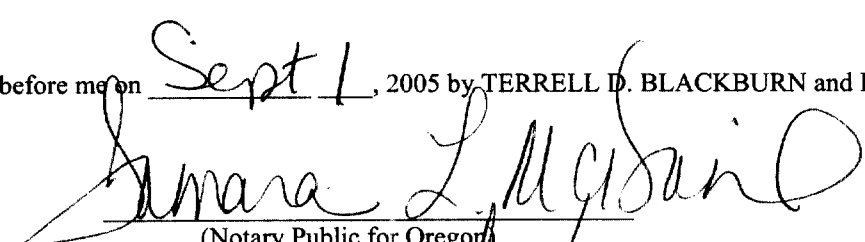
Dated this 1 day of September.

  
TERRELL D. BLACKBURN

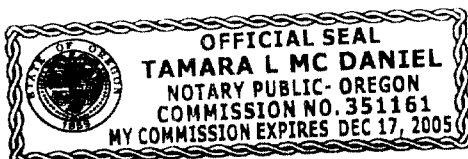
  
DARLENE BLACKBURN

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Sept 1, 2005 by TERRELL D. BLACKBURN and DARLENE BLACKBURN.

  
(Notary Public for Oregon)

My commission expires 12/17/05



2600

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

A portion the W1/2 S1/2 N1/2 SE1/4 SW1/4 of Section 1, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, and being known as Tract K of Bowman Tracts, in the City of Merrill, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at an iron pin which lies East along the section line a distance of 1672.5 feet, and North 0° 02' West along the center line of McKinley Street, a distance of 762.5 feet and East a distance of 171.75 feet, from the iron monument which marks the Southwest corner of Section 1, Township 41 South, Range 10 East of the Willamette Meridian, and running thence East a distance of 115.75 feet to an iron pin; thence North 0° 02' West a distance of 62.5 feet to an iron pin; thence West 115.75 feet to an iron pin; thence South 0° 02' East a distance of 62.5 feet, more or less, to the point of beginning.

Tax Account No.: 4110-001CD-01600-000

Key No.: 119669