

MT7-71401 SH



**M05-65434**

Klamath County, Oregon

09/30/2005 10:39:27 AM

Pages 2 Fee: \$26.00

After recording return to:

Charles T. Gonsowski

2928 Front Street

Klamath Falls, OR 97601

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

Charles T. Gonsowski

2928 Front Street

Klamath Falls, OR 97601

Escrow No. MT71401-SH

Title No. 0071401

SWD

### STATUTORY WARRANTY DEED

**Jeffrey J. Smith and Linda S. Smith, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **Charles T. Gonsowski and Kathleen M. Gonsowski, as tenants by the entirety**, 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**

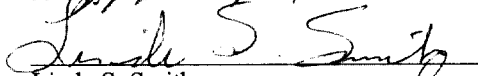
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:


The true and actual consideration for this conveyance is **\$869,000.00**.

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 29 day of Sept, 05.

  
Jeffrey J. Smith

  
Linda S. Smith

By:   
Jeffrey J. Smith, her Attorney-in-Fact

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Sept 29, 2005 by Jeffrey J. Smith, as an individual and Jeffrey J. Smith as Attorney-in-Fact for Linda S. Smith.



  
(Notary Public for Oregon)

My commission expires 11/18/2007

2600

EXHIBIT "A"  
LEGAL DESCRIPTION

Parcel 3 of Land Partition 35-98 in the N1/2 of Section 13, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon;

EXCEPTING THEREFROM:

That portion of Parcel 3 of Land Partition 35-98 in Section 13, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, lying Southerly of a line described as follows:

Beginning at a point on the Easterly line of Parcel 3 of Land Partition 35-98 from which the Northeasterly corner of said Parcel 3 bears North 26° 35' 02" West, 125.00 feet; thence South 78° 01' 16" West 952.02 feet to a point on the Westerly line of said Parcel 3.

EXCEPTING THEREFROM:

A parcel of land situated in the NE1/4 NW1/4 and the NW1/4 NE1/4 of Section 13, Township 38 South, Range 8 East, Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Commencing at the one-quarter corner common to Sections 12 and 13, Township 38 South, Range 8 East, Willamette Meridian; thence along the section line common to Sections 12 and 13 South 88° 58' 56" East 671.61 feet to a 5/8 inch iron rod; thence South 88° 43' 15" East 48.99 feet to a 5/8 inch iron rod; thence South 13° 04' 50" East 76.00 feet to a 5/8 inch iron rod; thence South 40° 32' 19" East 38.41 feet to a 5/8 inch iron rod; thence South 78° 01' 16" West 346.95 feet to the True Point of Beginning for this description; thence continuing South 78° 01' 16" West 641.07 feet to a 5/8 inch iron rod on the Westerly property line of Parcel 3 of Klamath County Land Partition 35-98; thence Northwesterly 50.21 feet along a 346.97 foot radius curve to the right, the long chord of which bears North 29° 26' 45" West 50.17 feet; thence North 82° 11' 33" East 657.87 feet to the True Point of Beginning, with bearings based on Lot Line Adjustment 11-00.

ALSO:

A parcel of land situated in the NW1/4 NE1/4 of Section 13, Township 38 South, Range 8 East, Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Commencing at the one-quarter corner common to Sections 12 and 13, Township 38 South, Range 8 East, Willamette Meridian; thence along the section line common to Sections 12 and 13, South 88° 58' 56" East 671.61 feet to a 5/8 inch iron rod; thence South 88° 43' 15" East 48.99 feet to a 5/8 inch iron rod; thence South 13° 04' 50" East 76.00 feet to a 5/8 inch iron rod; thence South 40° 32' 19" East 38.41 feet to a 5/8 inch iron rod and the True Point of Beginning for this description; thence continuing South 40° 32' 19" East 30.00 feet to a 5/8 inch iron rod; thence South 82° 11' 33" West 362.24 feet; thence North 78° 01' 16" East 346.95 feet to the True Point of Beginning.

Tax Account No: 3808-01300-00400-000

Key No: 421608