

Returned @ Counter

Ernest Duane McGirr
Grantor
Ernest Duane McGirr, Trustee
9481 Hill Road, K.F. OR 97603
Grantee
After recording return to:
Grantee

M06-02634

Klamath County, Oregon

02/10/2006 11:27:01 AM

Pages 1 Fee: \$21.00

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

SAME

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That ERNEST DUANE MCGIRR, hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by ERNEST DUANE MCGIRR, TRUSTEE OF THE ERNEST DUANE MCGIRR LIVING TRUST, Dated February 9, 2006, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the this grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

The East 600 feet of the SW 1/4 SE 1/4 of Section 29 and parts of the NE 1/4 SE 1/4, SE 14 NE 1/4 Government Lot 8 and Government Lot 9, in Section 29, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, bounded and described as follows: Beginning at the SW corner of the NE 1/4 SE 1/4 of Section 29; thence running North along subdivision line 429 feet; thence East 537.6 feet, more or less, to a point which lies 782.4 feet West of the East boundary of said Section 29; thence North parallel with the East boundary of said Section 29, 1553 feet to the right of way of the U.S. Reclamation Service Diversion Dam; thence along said right of way South 44 degrees West 510.8 feet; thence North 300 feet; thence North 23 degrees 27' East 500 feet; thence North 12 degrees West 200 feet; thence South 69 degrees West 892.4 feet; thence South 3 degrees East 350 feet; thence South 9 degrees 10' West 579.6 feet, thence East 300 feet; thence South 41 degrees 30' West 800 feet; thence East 175 feet; thence South 726 feet more or less, to the North line of the SW 1/4 SE 1/4; thence East along said line 600 feet, more or less to the point of beginning.

EXCEPTING therefrom any portion of the above described property lying within the right of way of the U.S.B.R. Drain No. 18 and the right of way of the U.S.B.R. F-1 Canal.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed, and that grantor will warrant and forever defend the said premises and every party of parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars is other than money.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

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.

In Witness Whereof, the grantor has executed this instrument this 9 day of Feb., 2006; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

Ernest Duane McGirr

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named Ernest Duane McGirr and acknowledged the foregoing instrument to be his voluntary act and deed.

(SEAL)



Before me:

Scott D. MacArthur
Notary Public for Oregon

My Commission Expires: 1/14/2010

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