

2006-025030
Klamath County, Oregon

After Recording Return to:

JESSE WIDENER

345 North 5th Street #67

Klamath Falls, OR 97601

Until a change is requested all tax statements

Shall be sent to the following address:

JESSE WIDENER

Same as above



00011334200600250300020023

12/19/2006 02:59:49 PM

Fee: \$26.00

ASPEU: 64215ms

WARRANTY DEED
(INDIVIDUAL)

THOMAS GALLACHER, herein called grantor, convey(s) to JESSE WIDENER, 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 \$17,000.00.
(here comply with the requirements of ORS 93.930)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

Dated .

12/13/06

THOMAS GALLACHER

STATE OF OREGON, County of Klamath) ss.

On December 13, 2006 personally appeared the above named THOMAS GALLACHER and acknowledged the foregoing instrument to be his voluntary act and deed.

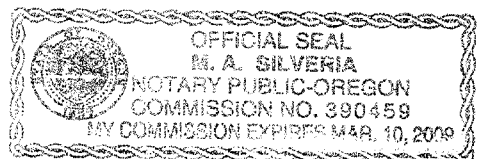
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00064215

Before me: M. A. Silveria
Notary Public for Oregon
My commission expires: 3/10/09

Official Seal



\$26-A

Exhibit A

A tract of land situated in the SE 1/4 of Section 20, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

BEGINNING at a 1/2 inch iron pin at the Northeast corner of Parcel 1, which point is on the West line of Lexington Avenue from which the Southeast corner of the NW 1/4 of the SE 1/4 of said Section 20 bears North 13°35'05" East 213.34 feet; thence South 02°44'57" East along said West line 138.05 feet to a 1/2 inch iron pin on the East line of Eldorado Boulevard; thence North 34°26'42" West along said East line 117.46 feet to a 1/2 inch iron pin; thence North 55°33'18" East 72.53 feet to the point of beginning.

CODE 001 MAP 3809-020DC TL 00400 KEY #R170308