

2007-003872

Klamath County, Oregon



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03/08/2007 01:29:32 PM

Fee: \$26.00

JIM E. TWAMLEY AND DARIN A. TWAMLEY
PO BOX 280
SPRAGUE RIVER, OREGON 97639

Grantor's Name and Address

JIM. BEVERLY AND DARIN TWAMLEY
PO BOX 280
SPRAGUE RIVER, OREGON 97639

Grantee's Name and Address

After Recording Return to:

And Until requested otherwise, send all tax statements to:

JIM TWAMLEY

PO BOX 280

SPRAGUE RIVER, OREGON 97639

WARRANTY DEED - SURVIVORSHIP

KNOW ALL BY THESE PRESENTS that JIM E. TWAMLEY AND DARIN A. TWAMLEY, hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by JIM. E. AND BEVERLY A. TWAMLEY, husband and wife and DARIN A. TWAMLEY, an unmarried man, with full rights of survivorship, hereinafter called grantees, does hereby grant, and convey unto the grantees not as tenants in common, but with the right of survivorship their assigns and the heirs, and successors, of the survivor of the grantees, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

To Have and to Hold the same unto grantees heirs, successors and assigns of such survivor, forever; provided that grantees herein do not take title in common, but with the right of survivorship, that the fee shall vest entirely in the survivor of the grantees.

And grantor hereby covenants to and with grantee and their assigns, and the heirs of such survivor, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): except any unpaid balance of a note secured by deed of trust and that grantor will warrant and forever defend the premises and every part and 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 \$0. However the actual consideration for this transfer is love and affection.

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

In witness whereof, the grantor's have executed this instrument on Dec 19, 2006.

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.

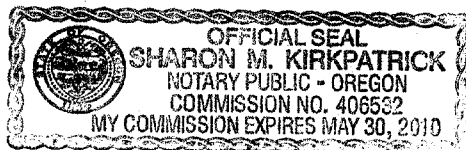
DATED: Dec. 19, 2006

Jim E. Twamley
JIM E. TWAMLEY

DATED: Dec. 19, 2006

Darin A. Twamley
DARIN A. TWAMLEY

STATE OF OREGON)
) ss
COUNTY OF KLAMATH)



This instrument was acknowledged before me on 19 day of December

by JIM E. TWAMLEY AND DARIN A. TWAMLEY

Notary Public for Oregon Sharon M. Kirkpatrick

My commission expires: May 30, 2010

26 ca

Property Address: 24152 8th Avenue, Sprague River, OR 97639

EXHIBIT "A"

A portion of the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point which lies along the section line a distance of 1980 feet, and East of a distance of 2573 feet, and South a distance of 360 feet, from the iron pin which marks the Northwest corner of Section 14, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, and running thence South 300 feet; thence East 67 feet; thence North 300 feet; thence West 67 feet, more or less to the point of beginning, said tract lying in Government Lot 14 in the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, known as Tract No. 100.

A portion of the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10, E.W.M., Klamath County, Oregon, more particularly described as follows:

Beginning at a point which lies South along the section line a distance of 1980 feet, and East a distance of 2393 feet, and South a distance of 360 feet, from the iron pin which marks the Northwest corner of Section 14, Township 36 South, Range 10, E.W.M., and running thence; South 100 feet; thence East 120 feet; thence North 100 feet; thence West 120 feet, more or less to the point of beginning, said tract lying in Government Lot 14 in the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10, E.W.M., in Klamath County, Oregon, known as Tract No. 91; Also beginning at a point which lies South along the section line a distance of 1980 feet, and East a distance of 2393 feet, and South a distance of 460 feet, from the iron pin which marks the Northwest corner of Section 14, Township 36 South, Range 10, E.W.M., and running thence South 100 feet; thence East 120 feet; thence North 100 feet; thence West 120 feet, more or less to the point of beginning, said tract lying in Government Lot 14 in the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10, E.W.M., Klamath County, Oregon, known as Tract 92; Also, beginning at a point which lies South along the Section line a distance of 1980 feet, and East a distance of 2393 feet and South a distance of 560 feet, from the iron pin which marks the Northwest corner of Section 14, Township 36 South, Range 10, E.W.M., running thence South 100 feet; thence East 120 feet; thence North 100 feet; thence West 120 feet, more or less to the point of beginning, said tract lying in Government Lot 14 in the SE1/4 NW1/4 of Section 14, Township 36 South, Range 10, E.W.M., Klamath County, Oregon, known as Tract No. 93.

Tax Parcel Number: 334757 and 334748