



2007-004596

Klamath County, Oregon



THIS SPACE RESI

03/16/2007 03:27:44 PM

Fee: \$26.00

MT78567-KR

After recording return to:  
Crouch Joint Revocable Trust  
585 Justice Street SE  
Salem, OR 97302

Until a change is requested all  
tax statements shall be sent to  
The following address:  
Crouch Joint Revocable Trust (1/3 interest)  
585 Justice Street SE  
Salem, OR 97302

Escrow No. MT78567-KR  
Title No. 0078567  
SPECIAL

SPECIAL WARRANTY DEED

GARY D. CROUCH & JANIS E. CROUCH, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to GARY D. CROUCH & JANIS E. CROUCH, Trustees of The Gary D. Crouch and Janis E. Crouch Joint Revocable Living Trust, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION THAT IS MADE A PART HEREOF  
BY THIS REFERENCE

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record, if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor except those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is \$1.00.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 ORS 197.352.

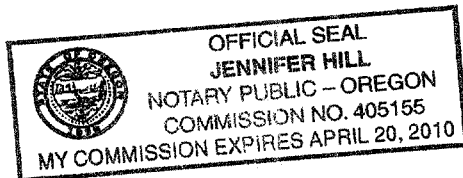
Dated this 7 day of Mar, 07.

(X) [Signature]  
GARY D. CROUCH

(X) [Signature]  
JANIS E. CROUCH

State of Oregon  
County of Marion

This instrument was acknowledged before me on March 9, 2007 by GARY D. CROUCH & JANIS E. CROUCH.



[Signature]  
(Notary Public for Oregon)  
My commission expires 4/20/2010

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

**PARCEL 1**

Parcel 1 of Land Partition 74-96 as recorded in the Clerk's office of Klamath County, Oregon. Being in the E1/2 of Section 4, Township 39 South, Range 9 East of the Willamette Meridian.

EXCEPTING THEREFROM a parcel more particularly described as follows: Beginning at a point on the West boundary of Washburn Way, said point being the Northeast corner of said Parcel 1, thence along the West boundary South 00° 03' 30" West 58.08 feet; thence North 89°56'30" West 419.00 feet; thence North 00°03'30" East 58.08 feet; thence South 89°56'30" East 419.00 feet to the point of beginning. (PLA 8-97)

ALSO EXCEPTING THEREFROM a parcel more particularly described as follows: Beginning at the Northeast corner of said Parcel 1 as revised by Property line Adjustment 8-97, said point being South 00° 03' 30" West 58.08 feet from the original Northeast corner of said Parcel 1, thence South 00° 03' 30" West 93.83 feet to the Northeast corner of Parcel 1 of Minor Land Partition 12-86; thence North 89° 56' 30" West along the North line of said Parcel 1 of Minor Land Partition 12-86 and it's extension, 373.02 feet; thence North 00° 03' 30" East 93.83 feet to a point on the South line of said Parcel 1 as revised by property line adjustment 8-97 thence South 89° 56' 30" East 373.02 feet to the point of beginning. (PLA 32-98)

**PARCEL 2**

That portion of Parcel 2 of Land Partition 74-96 as recorded in the Clerk's office of Klamath County, Oregon. Being in the E1/2 of Section 4, Township 39 South, Range 9 East of the Willamette Meridian. Being more particularly described as follows:

Beginning at the Northwest corner of said Parcel 2, thence South 89° 56' 30" East 80.97 feet; thence South 00° 03' 30" West 151.92 feet; thence North 89° 56' 30" West 80.97 feet; thence North 00° 03' 30" West 151.92 feet to the point of beginning.

**PARCEL 3**

Parcel 3 of Land Partition 74-96 as recorded in the Clerk's office of Klamath County, Oregon. Being in the E1/2 of Section 4, Township 39 South, Range 9 East of the Willamette Meridian.