



THIS SPACE RES

2007-015565  
Klamath County, Oregon



09/04/2007 03:25:04 PM

Fee: \$26.00

MT80241-TM

After recording return to:

John E. Campbell

7962 Jacks Way

Klamath Falls, OR 97603

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

John E. Campbell

7962 Jacks Way

Klamath Falls, OR 97603

Escrow No. MT80241-TM

Title No. 0080241

SWD

### STATUTORY WARRANTY DEED

John Edwin Campbell and Anne M. S. Campbell, as tenants by the entirety, Grantor(s) hereby convey and warrant to John E. Campbell and Anne M. Campbell, 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:  
2007-2008 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$0.00**.

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 29 day of August, 2007

John Edwin Campbell  
John Edwin Campbell

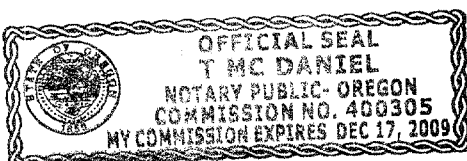
Anne M. S. Campbell  
Anne M. S. Campbell

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Aug 29, 2007 by John Edwin Campbell and Anne M. S. Campbell.

[Signature]  
(Notary Public for Oregon)

My commission expires 12/17/09



26 AMT

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

A parcel of land situated in the NW1/4 of Section 18, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the Northwest corner of said Section 18; thence South  $0^{\circ} 01' 10''$  West along the West line of said Section 18 a distance of 2132.47 feet; thence South  $89^{\circ} 51' 42''$  East a distance of 2034.90 feet; thence North  $0^{\circ} 00' 23''$  East a distance of 628.10 feet to the true point of beginning of this description; thence North  $89^{\circ} 59' 04''$  West a distance of 485.0 feet, more or less, to the Easterly line of a 60 foot roadway; thence along said Easterly line and along the arc of a 400 foot radius curve to the right, having a central angle of  $19^{\circ} 20' 10''$  a distance of 134.99 feet; thence South  $89^{\circ} 59' 04''$  East a distance of 507.6 feet to a point which bears South  $0^{\circ} 00' 23''$  West from the point of beginning; thence North  $0^{\circ} 00' 23''$  East a distance of 132.0 feet, more or less, to the point of beginning.

TOGETHER WITH the right of ingress and egress over the following described road: 60 foot strips of land situated in the N1/2, Section 18, Township 39 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being 30 feet on either side of, measured at right angles from, the following described center lines:

Beginning at a point South  $00^{\circ} 01' 10''$  West 2132.47 feet and South  $89^{\circ} 51' 42''$  East 599.83 feet from the Northwest corner of said Section 18; thence North  $00^{\circ} 02' 42''$  West 409.32 feet; thence South  $89^{\circ} 59' 04''$  East 132.38 feet; thence on the arc of a curve to the right (radius = 250.00 feet, central angle =  $47^{\circ} 03' 50''$ ) 205.35 feet; thence South  $42^{\circ} 55' 14''$  East 81.00 feet; thence on the arc of a curve to the left (radius = 175.06 feet, central angle =  $71^{\circ} 03' 30''$ ) 217.11 feet; thence North  $66^{\circ} 01' 16''$  East 144.49 feet; thence on the arc of a curve to the left (radius = 370.00 feet, central angle =  $69^{\circ} 18' 42''$ ) 447.60 feet; thence North  $03^{\circ} 17' 26''$  West 157.53 feet to the North line of the SE1/4 NW1/4, said Section 18.