

2007-015688

Klamath County, Oregon



00030724200700156880020027

09/05/2007 03:27:49 PM

Fee: \$26.00

After Recording Return to:
MICHAEL A. PRESLEY and
MELISSA A. PRESLEY
11812 Mallory

Klamath Falls, OR 97603
Until a change is requested all tax statements
Shall be sent to the following address:
SAME AS ABOVE

WARRANTY DEED
(INDIVIDUAL)

ATE: 65178 PS

JESSICA R. WESTWOOD, herein called grantor, convey(s) to MICHAEL A. PRESLEY and MELISSA A. PRESLEY, husband and wife, 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 \$22,800.00.
(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 August 28, 2007.

JESSICA R. WESTWOOD

STATE OF OREGON, County of Benton) ss.

On Aug 29th, 2007 personally appeared the above named JESSICA R. WESTWOOD and acknowledged the foregoing instrument to be ~~his~~ her voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00065178

Before me:
Notary Public for Oregon
My commission expires: May 9 2010

Official Seal

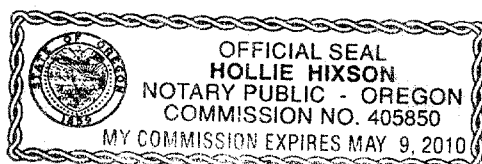


Exhibit A

PARCEL A:

The Northerly 415 feet of the Easterly 1035 feet of Lot 7, Block 7, KLAMATH FALLS FOREST ESTATES-SYCAN UNIT, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

EXCEPT any portion thereof lying within the Westerly 1035 feet of said Lot 7; AND EXCEPT any portion thereof lying within the Southerly 415 feet of said Lot 7.

CODE 008 MAP 3313-03300 TL 04400 KEY #182634

PARCEL B:

That portion of Lot 1, Block 16, KLAMATH FALLS FOREST ESTATES-SYCAN UNIT, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon, described as follows:

Beginning at the Southeast corner of Lot 1; thence North along the East line 430 feet; thence West to the Westerly line of said lot; thence Southerly along said Westerly line of said lot to the South line thereof; thence Easterly along said Southerly line of said lot to the point of beginning.

CODE 008 MAP 3313-02300 TL 02800 KEY #176972

PARCEL C:

The East 1035 feet of the North 480 feet, as measured along the North and East line of Lot 1, Block 11, KLAMATH FALLS FOREST ESTATES-SYCAN UNIT, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

EXCEPT any portion thereof lying within the West 1035 feet, as measured along the North line.

CODE 008 MAP 3313-02800 TL 05300 KEY #179540