



MTC 80565-MS

After recording return to:

Stephen C. Prien

PO Box 387

Malin, OR 97632

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

Stephen C. Prien

PO Box 387

Malin, OR 97632

Escrow No. MT80565-MS

Title No. 0080565

SWD

THIS SPACE RES

2007-016197

Klamath County, Oregon



09/14/2007 03:10:08 PM

Fee: \$26.00

STATUTORY WARRANTY DEED

William B. Rutherford, and Mary P. Rutherford, Trustees of the William B. Rutherford and Mary P. Rutherford Joint Revocable Living Trust, Grantor(s) hereby convey and warrant to **Stephen C. Prien and Mandy Kelley, as tenants in common**, 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

M61863

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 **\$98,400.00**.

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 14th day of Sep, 2007

Trustees of the William B. Rutherford, and Mary P. Rutherford Joint Revocable Living Trust

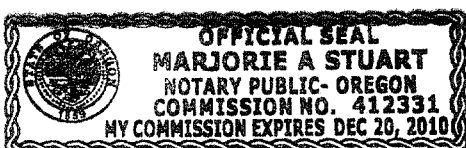
BY: William B. Rutherford
William B. Rutherford, Trustee

BY: Mary P. Rutherford
Mary P. Rutherford, Trustee

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on 9/14, 2007 by William B. Rutherford, and Mary P. Rutherford, Trustees of the William B. Rutherford and Mary P. Rutherford Joint Revocable Living Trust.



Marjorie A. Stuart
(Notary Public for Oregon)

My commission expires 12/20/10

26 AMT

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1

The East 296 feet of the South 603 feet of the NE1/4 NE1/4, Section 11 Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM that portion lying within the County Road right of way.

PARCEL 2

A parcel of land in the NE 1/4 NE 1/4 Section 11, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon being more particularly described as follows:

Beginning at the corner common to Section 1, 2, 11, and 12 Township 41 South, Range 12 East of the Willamette Meridian; thence South along the section line between Sections 11 and 12 417.00 feet to the true point of beginning; thence West 356.00 feet; thence South 300.00 feet; thence East 356.00 feet; thence North 300.00 feet to the point of beginning. ALSO, a parcel of land being 30 feet on each side of the following described centerline.

Beginning at the Southeast corner of the NE 1/4 NE 1/4 of Section 11 Township 41 South, Range 12 East of the Willamette Meridian; thence West along the centerline of a county road (Malin Loop Road) 326.00 feet to the true point of beginning; thence North 603.00 feet to the South line of the above described parcel reserving unto the County that portion lying within the right of way of the Malin Loop Road.