

2007-019630

Klamath County, Oregon



00035440200700196300020027

11/19/2007 03:16:42 PM

Fee: \$26.00

After Recording Return to:

Wilma Corene Emert

*Clor Penny Sampson*

*P.O. Box 936, Chiloquin, OR 97624*

Until a change is requested all tax statements

Shall be sent to the following address:

Same as above

**WARRANTY DEED**

(INDIVIDUAL)

ATE: 65298MS

KLAMATH MEDICAL CLINIC P.C. PROFIT SHARING TRUST, herein called grantor, convey(s) to WILMA CORENE EMERT, 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 \$15,000.00.  
(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 October 19, 2007.

KLAMATH MEDICAL CLINIC P.C.,  
PROFIT SHARING TRUST

BY: 

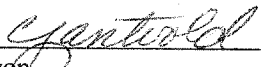
STATE OF OREGON, County of Klamath) ss.

On October 31<sup>st</sup>, 2007 personally appeared the above named James F. Novak as Trustee of Klamath Medical Clinic P.C., Profit Sharing Plan and acknowledged the foregoing instrument to be his voluntary act and deed.

This document is filed at the request of:



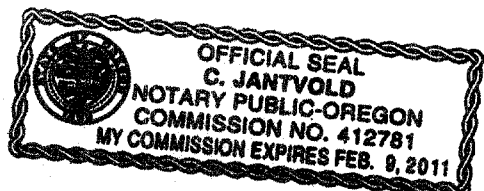
525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00065298

Before me: 

Notary Public for Oregon

My commission expires:

Official Seal



#26-A

**Exhibit A**

**A parcel of land in the S 1/2 of the S 1/2 of the N 1/2 of the SE 1/4 of the SE 1/4 of Section 3, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:**

**Beginning at a point which lies North 1° 14' West a distance of 680.3 feet and South 89° 26' West a distance of 630 feet from the iron pin which marks the section corner common to Sections 2, 3, 10 and 11, Township 39 South, Range 9 East of the Willamette Meridian, and running thence continuing South 89° 26' West a distance of 100 feet to an iron pin; thence North 1° 14' West a distance of 144 feet to an iron pin; thence North 89° 24' East a distance of 100 feet to an iron pin; thence South 1° 14' East a distance of 144.1 feet, more or less, to the point of beginning.**

**CODE 041 MAP 3909-003DD TL 04600 KEY #530090**