

MTC 81532

2008-008552
Klamath County, Oregon

File 7238 017
Drawing 2R-1-8



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06/12/2008 11:02:43 AM

Fee: \$31.00

WARRANTY DEED

ROBERT J. BLAKE, Trustee of the Robert J. Blake and Marjorie V. Blake Revocable Trust dated September 24, 1999, Grantor, for the true and actual consideration of \$4,000 does convey unto the STATE OF OREGON, by and through its DEPARTMENT OF TRANSPORTATION, Grantee, fee title to the property described on Exhibit "A" dated 3/25/2008 attached hereto and by this reference made a part hereof.

Grantor covenants to and with Grantee, its successors and assigns, that grantor is the owner of said property which is free from encumbrances, except for easements, conditions, and restrictions of record, and will warrant the same from all lawful claims whatsoever, except as stated herein.

Grantor agrees that the consideration recited herein is just compensation for the property or property rights conveyed, including any and all damages to Grantor's remaining property, if any, which may result from the acquisition or use of said property or property rights. However, the consideration does not include damages resulting from any use or activity by Grantee beyond or outside of those uses expressed herein, if any, or damages arising from any negligence.

In construing this document, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this document shall apply equally to corporations and to individuals.

RETURN TO AND TAX STATEMENT TO
OREGON DEPARTMENT OF TRANSPORTATION
RIGHT OF WAY SECTION
355 CAPITOL STREET NE, ROOM 420
SALEM OR 97301-3871

Map and Tax Lot #: 36-12-29-01400

Property Address: Bare land on Hwy 140
Beatty, Oregon

31ART

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007.

It is understood and agreed that the delivery of this document is hereby tendered and that terms and obligations hereof shall not become binding upon the State of Oregon Department of Transportation, unless and until accepted and approved by the recording of this document.

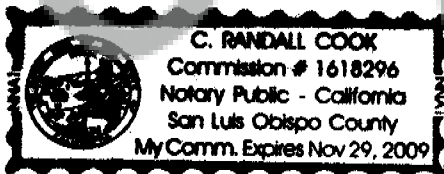
Dated this 30th day of MAY, 2008

THE ROBERT J. BLAKE and MARJORIE V. BLAKE
Revocable Trust dated September 24, 1999

Robert J. Blake
Robert J. Blake, Trustee

STATE OF CALIFORNIA, County of SAN LUIS OBISPO

Dated May 30, 2008. Personally appeared the above named Robert J. Blake, Trustee, and acknowledged the foregoing instrument to be his voluntary act. Before me:



C. Randall Cook
Notary Public for Oregon CALIFORNIA
My Commission expires 11/29/2009

Accepted on behalf of the Oregon Department of Transportation

[Signature]

FEE

A parcel of land lying in the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 29, Township 36 South, Range 12 East, W.M., Klamath County, Oregon and being that property designated as Parcel 1 and described in that Grant Deed to Robert J. and Marjorie V. Blake, Trustees, recorded January 15, 2004 in Book M04 Page 02416, Klamath County Record of Deeds.

This parcel of land contains 7.35 acres, more or less.

Unofficial
Copy