

2008-013908

Klamath County, Oregon



00054484200800139080020020

10/09/2008 08:15:45 AM

Fee: \$26.00

Marsha J. Adney
25375 Irene Street
Elmira, OR 97437

Grantor's Name and Address

Marsha Adney, Trustee
25375 Irene Street
Elmira, OR 97437

Grantee's Name and Address

After recording, return to:
Thomas E. Wurtz, P.C.
315 5th Street
Springfield, OR 97477

Until requested otherwise, send all tax statements to:
Marsha Adney, Trustee
25375 Irene Street
Elmira, OR 97437

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that MARSHA J. ADNEY, hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Marsha Adney, Trustee of the Marsha Adney Revocable Living Trust dated October 3, 2008, hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

That portion of the N 1/2 of SW 1/4 of NE 1/4 and that portion of the North six tenths (0.6) of SE 1/4 of SW 1/4 of NE 1/4 lying Easterly of the line running from the Northeast corner of the N 1/2 of SW 1/4 of NE 1/4 to the Southwest corner of the North six tenths (0.6) of SE 1/4 of SW 1/4 of NE 1/4 and Westerly of the Dalles-California Highway, all in Section 24, Township 23, South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

Subject to easements, reservations and restrictions of record.

The liability and obligations of the Grantor and Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the extent of coverage that would be available to Grantor under a standard policy of title insurance. The limitations contained herein expressly do not relieve Grantor of any liability or obligations under this instrument, but merely define the scope, nature, and amount of such liability or obligations.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$None. ①However, the actual consideration consists of or includes other property or value given or promised which is part of the X the whole (indicate which) consideration.① (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)


To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): **None**

and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above-described encumbrances.

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

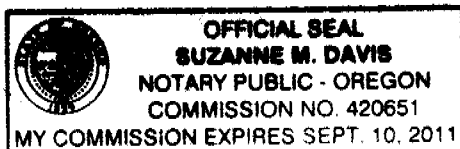
IN WITNESS WHEREOF, the grantor has executed this instrument on October 3, 2008; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

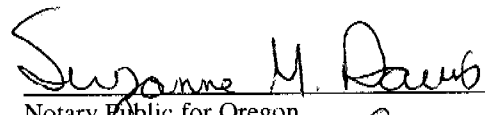

Marsha J. Adney

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, 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.

STATE OF OREGON, County of Lane) ss.

This instrument was acknowledged before me on October 3, 2008
by Marsha J. Adney




Notary Public for Oregon
My Commission expires: 9-10-11