

03 APR 30 PM 3:11



Vol M03 Page 28530

MTC-00597KR

State of Oregon, County of Klamath  
THIS SPACE RE Recorded 04/30/2003 3:11 p m.  
Vol M03 Pg 28530-39  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

After recording return to:

NEVA L. FAULTNER  
3673 & 3691 HILYARD AVENUE  
KLAMATH FALLS, OR 97603

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

NEVA L. FAULTNER  
3673 & 3691 HILYARD AVENUE  
KLAMATH FALLS, OR 97603

Escrow No. MT60597-KR

2009-000041

Klamath County, Oregon



00058239200900000410030030

01/05/2009 11:16:29 AM

Fee: \$51.00

### WARRANTY DEED

EVELYN L. HEITSMITH, Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
NEVA L. FAULTNER, Grantee(s) and grantee's heirs, successors and assigns the following  
described real property, free of encumbrances except as specifically set forth herein  
in the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of  
the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said 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.

The true and actual consideration for this conveyance is \$114,500.00.

THIS INSTRUMENT WILL 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.

Dated this 10<sup>th</sup> day of April, 2003.

Evelyn L. Heitsmith

EVELYN L. HEITSMITH

BY: Diane Lynn Monroe  
DIANE LYNN MONROE, HER ATTORNEY-IN-FACT

State of Oregon  
County of KLAMATH

On this the 10<sup>th</sup> day of April, 2003, personally appeared DIANE LYNN MONROE  
as attorney-in-fact for EVELYN L. HEITSMITH, as attorney in fact for EVELYN L.  
HEITSMITH and that SHE executed the foregoing instrument by authority of and in behalf  
of said principal; and SHE acknowledged said instruments to be the act and deed of said  
principal.

Before me:

Susan E. Ager  
(Notary Public for Oregon)

My commission expires Aug. 1, 2005



RERECORDED TO CORRECT LEGAL DESCRIPTION. PREVIOUSLY RECORDED IN  
M03-28530.

26.00<sup>00</sup>

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

**PARCEL 1:**

The East one-half of Lot 11 in Block 4, ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM the Southerly 5 feet thereof conveyed to Klamath County by deed recorded in Book 329, Page 583; AND EXCEPTING THEREFROM the Southerly 5 feet thereof as conveyed to Klamath County by Deed recorded January 9, 2002 in Volume M02, Page 1288, Microfilm Records of Klamath County, Oregon.

**PARCEL 2:**

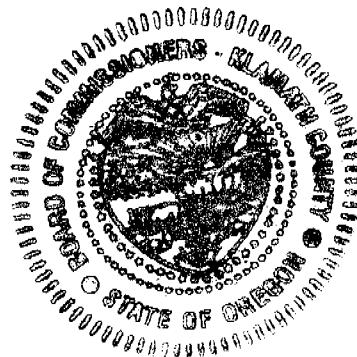
11

The W1/2 of Lot ~~X~~ in Block 4, ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM the Westerly 15 feet thereof;

AND EXCEPTING THEREFROM the Southerly 5 feet thereof conveyed to Klamath County by Deed recorded June 21, 1961 in Volume 330, Page 389, Klamath County Deed Records;

AND EXCEPTING TEHREFFROM the Southerly 5 feet thereof as conveyed to Klamath County by Deed recorded January 9, 2002 in Volume M02, Page 1288, Microfilm Records of Klamath County, Oregon.



STATE OF OREGON)  
County of KLAMATH)

I CERTIFY that this is a true and correct  
copy of a document in the possession  
of the Klamath County Clerk.

Dated: December 31, 2008  
LINDA SMITH, Klamath County Clerk

By: Lisa Kessler, Deputy