

2009-007780

Klamath County, Oregon



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Fee: \$51.00

**This Document Prepared By:**

Steven L. Nielsen  
Nielsen Wealth Management Group  
2444 E. Southern Ave.  
Mesa, Arizona 85204  
480-497-4175

**After Recording, Mail To:**

Mr. and Mrs. Adams, Trustee  
8791 E. Evans Creek Rd.  
Rogue River, OR 97537

**Mail Tax Statements To:**

Mr. and Mrs. Adams, Trustee  
8791 E. Evans Creek Rd.  
Rogue River, OR 97537

**WARRANTY DEED**

TITLE OF DOCUMENT

RANDON J. ADAMS and JANET C. ADAMS, the GRANTORS,

Whose mailing address is 8791 E. Evans Creek Rd. , Rogue River, OR 97537;

FOR A GOOD AND VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do hereby give, grant, bargain, sell and confirm to

RANDON J. ADAMS and JANET C. ADAMS, as co-Trustees of THE ADAMS FAMILY TRUST, U/A dated April 23, 2008, the GRANTEE,

Whose mailing address is 8791 E. Evans Creek Rd. , Rogue River, OR 97537;

and to Grantee's successors and assigns, an undivided one-half (1/2) interest, as Tenants-in-Common, in and to THE FOLLOWING described real property located in the County of Klamath, State of Oregon:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

More commonly known as: 3423 Summers Lane, Klamath Falls, OR 97603

Assessor's Parcel Number: \_\_\_\_\_


SUBJECT TO: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements that are now of record, if any.


Together with all the tenements, hereditaments and appurtenances thereto belonging or in anyway appertaining.

Returned to Counter

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

Dated this 23rd day of April, 2008.

  
RANDON J. ADAMS

  
JANET C. ADAMS

STATE OF ARIZONA

)

COUNTY OF MARICOPA

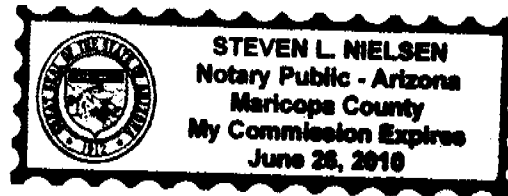
) SS.

)

The foregoing instrument was acknowledged before me on this 27 day of April, 2008, by RANDON J. ADAMS and JANET C. ADAMS.

Stacy Nielsen  
NOTARY PUBLIC

My commission expires: \_\_\_\_\_



## EXHIBIT A

A parcel of land situate in the NW  $\frac{1}{4}$  of the NW  $\frac{1}{4}$  of SW  $\frac{1}{4}$  of NW  $\frac{1}{4}$  of Section (11), Township (39) South, Range (9) East of the Willamette Meridian, Klamath County, more particularly described as follows:

Beginning at a point marked by an iron pipe in the center of a 60 foot Road, from which the Section corner common to Sections 2, 3, 10, and 11, Township (39) South, Range (9) East of the Willamette Meridian bears South 89 degrees 44  $\frac{1}{2}$ ' West along the center of said Road, a distance of 30 feet and North 0 degrees 13  $\frac{1}{2}$ ' West along the West Section line 1662.5 feet; thence North 0 degrees 1  $\frac{1}{2}$ ' West 131.25 feet along the East line of Summers Lane to an iron pipe and the true point of beginning; said point also being the North line of property described in Deed Book 316 page 546, Klamath County Deed Records; thence North 0 degrees 13  $\frac{1}{2}$ ' West along the West line of Summers Lane 101.25 feet to an iron pipe; said point being the South line of property described in Deed Book 321 page 274; thence South 89 degrees 55  $\frac{1}{2}$ ' East along the South line of property described in Deed Book 321 page 274, 190.5 feet to the center of Klamath Irrigation District drain 1-C-9-A; thence South 0 degrees 13  $\frac{1}{2}$ ' East along the centerline of said drain and parallel to the centerline of Summers Lane 101.25 feet to the Northeast corner of property described in Deed book 316 page 546; thence North 89 degrees 55  $\frac{1}{2}$ ' West 190.5 feet to an iron pipe on the East line of Summers Lane to the point of beginning.

County of Klamath, State of Oregon,

and more commonly known as 3423 Summers Lane, Klamath Falls, OR 97603

TAX PARCEL NUMBER: