

2009-011488

Klamath County, Oregon



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08/26/2009 03:44:58 PM

Fee: \$21.00

RETURN TO:  
Brandsness, Brandsness & Rudd, P.C.  
411 Pine Street  
Klamath Falls, OR 97601

MAIL TAX STATEMENTS:  
James W. Whisenhunt  
4333 Balsam Drive  
Klamath Falls, OR 97601

## - WARRANTY DEED -

Jack W. Whisenhunt and Una Mae Whisenhunt, husband and wife, Grantor, conveys and warrants to James W. Whisenhunt\*, Grantee, the following described real property situate in Klamath County, Oregon, free of encumbrances except as specifically set forth herein:

Lots 2 through 15 and 36 through 44 inclusive, CREGAN PARK, Klamath County, Oregon

\*RESERVING unto Jack W. Whisenhunt and Una Mae Whisenhunt, the Grantors, a life estate for the life of the Grantors and for the life of the survivor of them.

SUBJECT TO AND EXCEPTING: All recorded liens and encumbrances and those apparent upon the land; covenants, declarations and restrictions; taxes and assessments;

(1) Reservations and terms as shown in the dedication of Cregan Park.

(2) Right of Way, including the terms and provisions thereof granted to The California Oregon Power Company, a corporation, by instrument recorded January 20, 1942, in Vol. 144, at p. 299, Deed Records of Klamath County, Oregon.

The true and actual consideration for this transfer is \$.

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 1<sup>st</sup> day of November 2003.

Jack W. Whisenhunt  
Jack W. Whisenhunt, Grantor

Una Mae Whisenhunt  
Una Mae Whisenhunt, Grantor

STATE OF OREGON                     )  
  ) ss. AUGUST 14, 2009.  
County of Klamath                 )

Personally appeared the above-named Jack W. Whisenhunt and Una Mae Whisenhunt and acknowledged the foregoing instrument to be their voluntary act. Before me:

Karen A. Baker  
Notary Public for Oregon  
My Commission expires: 9-20-2013

