

2009-014327

Klamath County, Oregon



00075101200900143270020029

11/06/2009 02:54:23 PM

Fee: \$42.00

After Recording Return to:

JOHN HUGHTO and TIFFANY HUGHTO

P.O. Box 300

Malin, OR 97632

Until a change is requested all tax statements

Shall be sent to the following address:

JOHN HUGHTO and TIFFANY HUGHTO

P.O. Box 300

Malin, OR 97632

ATE 67174

WARRANTY DEED

(INDIVIDUAL)

FULLFILLMENT DEED

DOROTHY LINDSAY, who acquired title as DOROTHY M. LINDSAY, herein called grantor, convey(s) to JOHN HUGHTO and TIFFANY HUGHTO, herein called grantee, all that real property situated in the County of KLAMATH COUNTY, State of Oregon, described as: * husband and wife

See EXHIBIT A attached hereto and made a part hereof.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$ 25,000.00
(here comply with the requirements of ORS 93.930)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 OF 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, 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 SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007.

Dated October 2, 2009.

Dorothy Lindsay
DOROTHY LINDSAY

STATE OF OREGON, County of Klamath) ss.

On October 6, 2009, 2009 personally appeared the above named DOROTHY LINDSAY and acknowledged the foregoing instrument to be [* his/her/their] voluntary act and deed.

This document is filed at the request of:



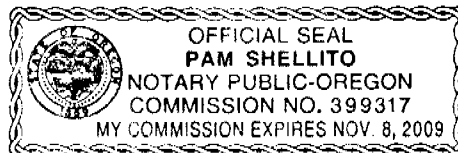
525 Main Street
Klamath Falls, OR 97601
Order No.: 67174PS

Before me:

Notary Public for Oregon

My commission expires: Nov 8, 2009

Official Seal



ATE 42

Exhibit A

A TRACT OF LAND situated in the SW 1/4 of NW 1/4 of Section 15, Township 41 South, Range 12, East of the Willamette Meridian, more particularly described as follows:

BEGINNING at a point that is 30 feet South and 28.4 feet East of the Northwest corner of the SW 1/4 of NW 1/4 of Section 15, Township 41 South, Range 12; thence South 89° 46' East 466.8 feet; thence South 00°14' West 170 feet; thence South 89°46' East 244.8 feet; thence South 00° 14' West 120.5 feet; thence North 89°46' West 550 feet to the Easterly right-of-way line of the Malin Irrigation District low line Canal; thence North 28°16' West to the point of beginning, containing 3.48 acres, more or less.

EXCEPTING therefrom that portion described as follows:

A TRACT OF LAND situated in the SW 1/4 of NW 1/4 of Section 15, Township 41 South, Range 12, East of the Willamette Meridian, more particularly described as follows:

BEGINNING at a point that is 30 feet South and 28.4 feet East of the Northwest corner of the SW 1/4 NW 1/4 of Section 15; thence South 89°46' East 366.8 feet to the true point of beginning of this description; thence South 89°14' East 100 feet; thence South 00°14' West 100 feet; thence North 89°46' West 100 feet; thence North 00°14' East 100 feet to the point of beginning.

AND EXCEPTING therefrom that portion described as follows:

A PORTION of the SW 1/4 NW 1/4 of Section 15, Township 41 South, Range 12, East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

BEGINNING 30 feet South and 28.4 feet East of the Northwest corner of SW1/4 NW 1/4 Section 15; running thence South 89°46' East 466.8 feet; thence South 00°14' West 170 feet to the true point of beginning; thence South 89°46' East 244.8 feet; thence South 00°14' West 120.5 feet; thence North 89°46' West 244.8 feet; thence North 00°14' East 120.5 feet to the true point of beginning.

AND EXCEPTING therefrom that portion described as follows:

A TRACT OF LAND situated in the SW 1/4 NW 1/4 of Section 15, Township 41 South, Range 12, East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

BEGINNING at a 1/2 inch iron pin located South 00°14' West (South by D.V. M75, page 3475) 30.00 feet and South 89°46'00" East (East by D.V. M75, page 3475) 237.59 feet from the corner of the SW 1/4 NW 1/4 of said Section 15; thence continuing South 89°46'00" East 110.00 feet to an iron pin; thence South 00°14'00" West 100.00 feet to an iron pin; thence North 89°46'00" East 110.00 feet to an iron pin; thence North 00°14' East 100.00 feet to the point of beginning with bearings based on Survey No. 2339, as recorded in Klamath county Surveyor's Office.

CODE: 013 MAP: 4112-015BC TL: 02500 KEY: 125536