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Richard James And Pauline M. Sumner

Vol M00 Page 247354709 Bisbee Street
Klamath Falls, Oregon 97603

Grantor's Name and Address

Rick James Sumner

4635 Darwin Place

Klamath Falls, Oregon 97603

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

Richard James Sumner

4709 Bisbee Street

Klamath Falls, Oregon 97603

Until requested otherwise, send all tax statements to (Name, Address, Zip):

Richard James Sumner

4709 Bisbee Street

Klamath Falls, Oregon 97603

SPACE RESERV
FOR
RECORDER'S U

2009-015480

Klamath County, Oregon



00076440200900154800030030

12/08/2009 01:51:01 PM

Fee: \$47.00

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that *****Richard James Sumner and Pauline M. Sumner*****hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by ****Rick James Sumner****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:*****Legal: Altamont Acres 2nd Addition, Block 5, Lot 1 & 2 Por*****

See attached Exhibit A

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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): ****Property names above is free from all encumbrances****

, 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ ****100.00****. ☒ However, the actual consideration consists of or includes other property or value given or promised which is ☒ the whole ☐ part of the (indicate which) consideration. ^① (The sentence between the symbols ^①, if not applicable, should be deleted. See ORS 93.030.)

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.

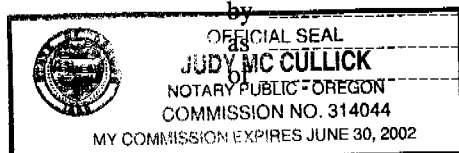
In witness whereof, the grantor has executed this instrument this on _____; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Pauline M. Sumner
Richard J. Sumner
Paul James Sumner

STATE OF OREGON, County of Klamath) ss.This instrument was acknowledged before me on 01-03-2009
by Pauline M. Sumner and Richard J. Sumner

This instrument was acknowledged before me on _____



Notary Public for Oregon

My commission expires 06-30-11

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STATE OF OREGON,

County of Klamath } ss.FORM No. 23—ACKNOWLEDGMENT.
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BE IT REMEMBERED, That on this 3rd day of July, 2000
 before me, the undersigned, a Notary Public in and for the State of Oregon personally appeared the within
 named Rick James Sumner
 known to me to be the identical individual..... described in and who executed the within instrument and
 acknowledged to me thatexecuted the same freely and voluntarily.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed
 my official seal the day and year last above written.

Stacy M Howard
 Notary Public for Oregon
 My commission expires 12-29-02

State of Oregon, County of Klamath
 Recorded 07/06/00, at 12:11 p.m.
 In Vol. M00 Page 24735
Linda Smith,
 County Clerk Fee \$26-

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land in Lots 1 and 2, Block 5, SECOND ADDITION TO ALTAMONT ACRES, being a subdivision of Tracts 1, 2, 3, 4, 22, 23 and 24 of Altamont Ranch Tracts, Supplemental plat, 100 feet wide North and South and 643.2 feet wide East and West, the North line of which parcel is 300 feet South of the North line of said Lots, measured on the West line thereof, and the South line of said parcel is 400 feet South of said North line of said Lots, measured on the West line thereof, excepting from the above description right of way for a ditch and the U.S.R.S. along the East end of above described property, SUBJECT TO: Acreage and use limitations under provisions of the United States Statutes and regulations issued thereunder. Liens and assessments of the Klamath Project and Klamath Irrigation District, and regulations, contracts, easements and water and irrigation rights in connection therewith. Reservations and restrictions, including the terms and provisions thereof, as shown in deed from Manhattan Company to P.L. Weaver, recorded in Volume 117 at page 305, Deed Records of Klamath County, Oregon.