



00094495201000145450020028

GRANTOR NAME AND ADDRESS:

Richard W. Smith, Successor Trustee
of the William R. Smith and Dorothy G. Smith Living Trust
also referred to as the William R. Smith and Dorothy G.
Smith Revocable Living Trust dated March 13, 1992
505 Mt Pitt, Klamath Falls, OR 97601

12/23/2010 03:36:30 PM

Fee: \$42.00

GRANTEE NAME AND ADDRESS:

Richard W. Smith and
Barbara Suzanne G. Smith
505 Mt Pitt, Klamath Falls, OR 97601

AFTER RECORDING RETURN TO:

Neal G. Buchanan
Attorney at Law
435 Oak Avenue, Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED

SEND TAX STATEMENTS TO:
GRANTEES

WARRANTY DEED - STATUTORY FORM

RICHARD W. SMITH, Successor Trustee of the William R. Smith and Dorothy G. Smith Living Trust also referred to as the William R. Smith and Dorothy G. Smith Revocable Living Trust dated March 13, 1992, Grantor, conveys and warrants to RICHARD W. SMITH and BARBARA SUZANNE G. SMITH, husband and wife, Grantees, that certain real property legally described as follows:

See Exhibit A attached hereto

The true and actual consideration for this conveyance is \$0. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration, being distribution from out of the Trust pursuant to the provisions thereof.

"BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007 AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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 OF THE LOT OR PARCEL, 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 ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS, 2009."

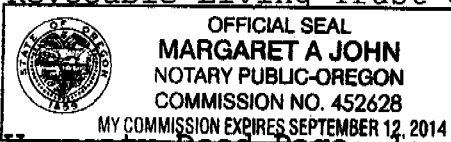
DATED this 22nd day of December, 2010.

Richard W. Smith

Richard W. Smith, Successor Trustee of the
William R. Smith and Dorothy G. Smith Living
Trust, also referred to as the William R. Smith
and Dorothy G. Smith Revocable Living Trust dated
March 13, 1992

STATE OF OREGON, County of Klamath) ss:

This instrument was acknowledged for me on the 22nd day of December, 2010, by Richard W. Smith, Successor Trustee of the William R. Smith and Dorothy G. Smith Living Trust, also referred to as the William R. Smith and Dorothy G. Smith Revocable Living Trust dated March 13, 1992.



Margaret John
NOTARY PUBLIC FOR OREGON

My Commission Expires: 9-12-14

Dennis A. Ensor, L.S. WAE

EXHIBIT "A"

13580

TRUE SURVEYING, INC. LINE

TELEPHONE (541) 854-1841
2133 SUMMERS LANE • KLAMATH FALLS, OREGON 97603

MARCH 13, 1998

LEGAL DESCRIPTION FOR "PROPERTY LINE ADJUSTMENT 41-97"

JBLD-WEL, INC. TO SMITH

A TRACT OF LAND BEING AN A PORTION OF VACATED BLOCK 34 AND VACATED THRALL STREET OF "BUENA VISTA ADDITION", SITUATED IN THE NE1/4 NE1/4 OF SECTION 30, T38S, R9EW, KLAMATH COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 30 (ALSO BEING THE NORTHEAST CORNER OF VACATED BLOCK 34); THENCE S80°13'18"W, ALONG THE EAST LINE OF SAID VACATED BLOCK 34, 42.47 FEET; THENCE S81°10'47"W 127.11 FEET; THENCE S72°21'32"W 105.55 FEET; THENCE S86°11'21"W 32.68 FEET; THENCE N04°19'21"W 95.72 FEET TO THE NORTH LINE OF SAID SECTION 30; THENCE N89°51'18"E 266.18 FEET TO THE POINT OF BEGINNING, CONTAINING 0.41 ACRES. SEE MAP OF "PROPERTY LINE ADJUSTMENT 41-97" ON FILE AT THE OFFICE OF THE KLAMATH COUNTY SURVEYOR.

Dennis A. Ensor
DENNIS A. ENSOR O.L.S. 2442

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Dennis A. Ensor

EXPIRES
JULY 31, 1999
DENNIS A. ENSOR
2442

EXPIRES 12/31/99