

LET 92033-KR



THIS SPACE RESERVED FOR RECORDING USE

2011-012638

Klamath County, Oregon



11/10/2011 11:24:48 AM

Fee: \$42.00

After recording return to:

Integral Youth Services, Inc., an Oregon  
Corporation

PO Box 1385

Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:

Integral Youth Services, Inc., an Oregon  
Corporation

PO Box 1385

Klamath Falls, OR 97601

Escrow No. MT92033-KR

Title No. 0092033

SWD1 r.041111

### STATUTORY WARRANTY DEED

**Joe D. Taylor and Carolyn A. Taylor, as tenants by the entirety,**

Grantor(s), hereby convey and warrant to

**Integral Youth Services, Inc., an Oregon Corporation,**

Grantee(s), the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:

**SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE**

The true and actual consideration for this conveyance is **GIFT**.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

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 7<sup>th</sup> day of November, 2011.

Joe D. Taylor  
Joe D. Taylor

Carolyn A. Taylor  
Carolyn A. Taylor

State of Oregon  
County of Klamath

This instrument was acknowledged before me on Nov. 7, 2011 by Joe D. Taylor and Carolyn A. Taylor.



Kristi L. Redd  
(Notary Public for Oregon)  
My commission expires 11/16/2011

421742

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

That portion of Government Lot 8 in Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, lying Northeasterly of the Burlington Northern Railroad right of way and Southwesterly of Hill Road.

ALSO that portion of the NE1/4 NW1/4 of Section 21, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

The South 89.00 feet of said NE1/4 NW1/4 of said Section 21, lying East of the Easterly line of the Burlington Northern Railroad right of way and West of the Westerly line of Hill Road.