



THIS SPACE

2012-001177

Klamath County, Oregon



00113418201200011770020025

02/01/2012 10:55:56 AM

Fee: \$42.00

After recording return to:

Dennis M. Becklin

18010 Hill Road

Klamath Falls, OR 97603

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

Dennis M. Becklin

18010 Hill Road

Klamath Falls, OR 97603

Escrow No. MT91986-KR

Title No. 0091986

SWD1 r.041111

STATUTORY WARRANTY DEED

Dennis Becklin and Debra J. Becklin, as tenants by the entirety,

Grantor(s), hereby convey and warrant to

Dennis M. Becklin and Debra J. Becklin, as tenants by the entirety,

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:

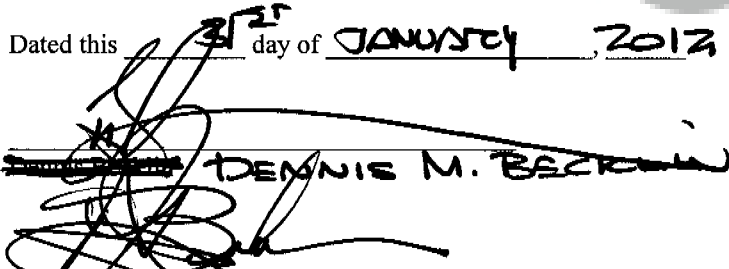
SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

The true and actual consideration for this conveyance is Pursuant to approved PLA 18-11

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 31st day of JANUARY, 2012

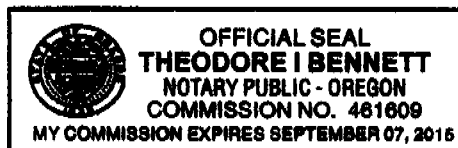

Dennis M. Becklin

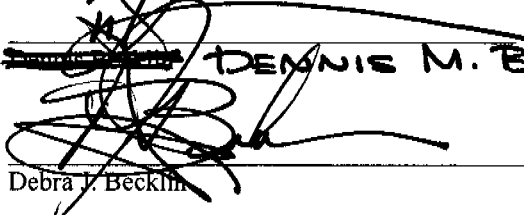
State of Oregon
County of KLAMATH

This instrument was acknowledged before me on January 31, 2012 by Dennis Becklin and Debra J. Becklin.


(Notary Public for Oregon)

My commission expires September 7, 2015




Debra J. Becklin

422mf

DESCRIPTION OF BECKLIN PROPERTY RESULTING FROM PLA 18-11

That portion of the SW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 26 lying south of the U.S.B.R. No. 31 Drain; the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 35 and that portion of Government Lot 8 of Section 34 lying east of the easterly right of way line of the Burlington Northern Railroad, in Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon;

ALSO an undivided one-half interest in a 60-foot roadway along the west side of the SW $\frac{1}{4}$ NW $\frac{1}{4}$ and NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 26, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, extending north to the County Road, only as excepted in that certain deed to V. C. Rexford by Deed recorded in Volume 114, Page 317, Deed Records of Klamath County, Oregon;

EXCEPTING THEREFROM that portion conveyed to the United States of America, by an instrument recorded May 21, 1910 in Deed Volume 29, Page 213, Deed Records of Klamath County, Oregon, for Stukel Lateral and Traynor Lateral over the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 35 and the NE $\frac{1}{4}$ NE $\frac{1}{4}$ Section 34, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon;

ALSO INCLUDING THE FOLLOWING: That portion of the SE $\frac{1}{4}$ SE $\frac{1}{4}$ and Government Lot 5 lying east of the easterly right of way line of the Burlington Northern Railroad; that portion of Government Lot 6 lying east of the easterly right of way line of the Burlington Northern Railroad and south of the U.S.B.R. No. 31 Drain, all in Section 27, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

1/23/2011
1179-09