



THIS SPACE

2012-007444
Klamath County, Oregon



07/06/2012 03:26:53 PM

Fee: \$42.00

After recording return to:

CARL W. GILCHRIST

1390 Joe Wright Rd.

Klamath Falls, OR 97603

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

CARL W. GILCHRIST

1390 Joe Wright Rd.

Klamath Falls, OR 97603

Escrow No. MT93248-DS

Title No. 0093248

SWD1 r.020212

STATUTORY WARRANTY DEED

CARL O. THOMPSON,

Grantor(s), hereby convey and warrant to

CARL W. GILCHRIST,

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:

PARCEL 1:

A tract of land within that parcel of real property described in Volume 255, page 626, Deed Records of Klamath County, Oregon
said tract being more particularly described as follows:

Beginning at a point on the Northerly boundary of the S1/2 NW1/4 of Section 21, Township 39 South, Range 9 East of the
Willamette Meridian from which the Northwest corner of the SW1/4 of the NW1/4 of Section 21 bears South 88°50' 1/2' West
1115.0 feet; thence South 0°10' West 596.3 feet; thence South 89°40' East 122.0 feet; thence North 0°10' East 600.3 feet, more or
less, to the Northerly boundary of the said S1/2 of the NW1/4 of Section 21; thence South 88°50' 1/2' West 122.0 feet along said
boundary to the point of beginning, being in the S1/2 of the NW1/4 of Section 14.

PARCEL 2:

A tract of land within that parcel of real property described in Volume 255 on page 626, Deed Records of Klamath County,
Oregon, said tract being more particularly described as follows:

Beginning at a point on the Northerly boundary of the S1/2 of the NW1/4 of Section 21, Township 39 South, Range 9 East of the
Willamette Meridian from which the Northwest corner of the SW1/4 of the NW1/4 of said Section 21 bears South 88°50' 1/2'
West 1237.0 feet; thence South 0°10' West 600.3 feet, more or less, to the South boundary of said parcel described in above said
Deed Records; thence South 89°40' East 122.0 feet along said boundary; thence North 0°10' East 604.3 feet, more or less, to the
Northerly boundary of the said S1/2 of the NW1/4 of said Section 21; thence South 88°50' 1/2' West 122.0 feet along said
boundary to the point of beginning in the S1/2 NW1/4 of said Section 21.

PARCEL 3:

A tract of land within that parcel of real property described in Volume 255 on page 626, Deed Records of Klamath County,
Oregon, more particularly described as follows:

Beginning at a point on the Northerly boundary of the S1/2 of the NW1/4 of Section 21, Township 39 South, Range 9 East of the
Willamette Meridian, from which the Northwest corner of the SW1/4 of the NW1/4 of said Section 21 bears South 88°50' 1/2'
West 1359.0 feet; thence South 0°10' West 604.3 feet, more or less, to the South boundary of said parcel described in above said
Deed Records; thence South 89°40' East 122.0 feet along said South boundary; thence North 0°10' East 608.3 feet, more or less,
to the Northerly boundary of the said S1/2 of the NW1/4 of said Section 21; thence South 88°50' 1/2' West 122.0 feet along said
boundary to the point of beginning, being in the S1/2 of the NW1/4 of Section 21.

The true and actual consideration for this conveyance is **\$190,000.00**.

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:

427m

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 12th day of JUNE, 2012.

Carl O. Thompson
CARL O. THOMPSON

BY: Bonnie J. Vanderpol, his atty in fact
BONNIE J. VANDERPOL, HIS ATTORNEY IN FACT

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 6-12-, 2012 by BONNIE J. VANDERPOL, AS ATTORNEY IN FACT FOR CARL O. THOMPSON.

Deborah Anne Sinnock
(Notary Public for Oregon)

My commission expires 9-8-13

