

2012-008405

Klamath County, Oregon



00122045201200084050030032

08/01/2012 11:18:12 AM

Fee: \$47.00

RECORDING COVER SHEET (Please Print or Type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

THIS SPACE RESERVED FOR USE BY
THE COUNTY RECORDING OFFICE

AFTER RECORDING RETURN TO:

Dick B. Leever & Joan Marie Randolph

333 Sunset Beach Rd.

Klamath Falls, OR 97601

1) TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a)

WARRANTY DEED

2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) and 205.160

DICK B. LEEVER

JOAN MARIE RANDOLPH

3) INDIRECT PARTY / GRANTEE(S) ORS 205.125(1)(a) and 205.160

DICK B. LEEVER

JOAN M. RANDOLPH

4) TRUE AND ACTUAL CONSIDERATION

ORS 93.030(5) – Amount in dollars or other

\$ 0.00

☐ Other**5) SEND TAX STATEMENTS TO:**

Dick B. Leever & Joan M. Randolph

333 Sunset Beach Rd

Klamath Falls, OR 97601

6) SATISFACTION of ORDER or WARRANT

ORS 205.125(1)(e)

CHECK ONE:

(If applicable)

☐

FULL

☐

PARTIAL

7) The amount of the monetary obligation imposed by the order or warrant. ORS 205.125(1)(c)

\$

8) If this instrument is being Re-Recorded, complete the following statement, in accordance with ORS 205.244: "RERECORDED TO CORRECT

PREVIOUSLY RECORDED IN

BOOK _____ AND PAGE _____, OR AS FEE NUMBER _____."

Recording Requested By:
FNTG Division II Service Center

After Recording Return to:
Dick B Leever and Joan M Randolph
333 Sunset Beach Road
Klamath Falls, OR 97601

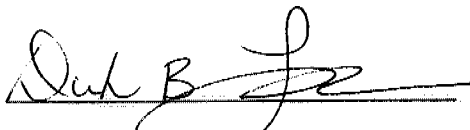
WARRANTY DEED - STATUTORY FORM (Individual)

Dick B. Leever and Joan Marie Randolph, as tenants by the entirety, Grantor, conveys and warrants to Dick B. Leever and Joan M. Randolph, as tenants by the entirety, Grantee, the following described real property free of encumbrances except as specifically set forth herein:

SEE ATTACHED EXHIBIT "A"

The true consideration for this conveyance is: \$0.00

Dated this 24th day of July, 2012.


Dick B. Leever


Joan Marie Randolph

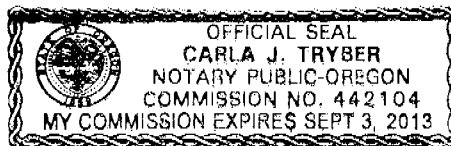
State of Oregon

County of Jackson

This instrument was acknowledged before me on July 24, 2012 by
Dick B. Leever and Joan Marie Randolph

Before me: Carla J. Tryber Notary Public for Oregon

My commission expires: 9.3.13



Grantor's name and address: Dick B Leever and Joan M Randolph, 333 Sunset Beach Road, Klamath Falls, OR 97601

After recording return to: Dick B Leever and Joan M Randolph, 333 Sunset Beach Road, Klamath Falls, OR 97601

Until a change is requested, all tax statements shall be sent to the following address: Dick B Leever and Joan M Randolph, 333 Sunset Beach Road, Klamath Falls, OR 97601

Exhibit A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF KLAMATH, STATE OF Oregon, AND IS DESCRIBED AS FOLLOWS:

ALL OF VACATED BLOCKS 4, 9 AND 14 OF TERMINAL CITY, A VACATED SUBDIVISION OF KLAMATH COUNTY, OREGON AND THOSE PORTION OF VACATED NORTH STREET, CHERRY STREET, HALO STREET AND THE ALLEYS WITHIN SAID BLOCKS.

ALSO...

BEGINNING AT THE POINT OF THE INTERSECTION OF THE NORTH LINE OF TERMINAL CITY, A DULY RECORDED, BUT VACATED, SUBDIVISION IN KLAMATH COUNTY, OREGON, WITH THE CENTERLINE OF THE NORTHERLY TERMINUS OF MIDWAY AVENUE AS SAID STREET IS SHOWN ON THE RECORDED PLAT OF SAID TERMINAL CITY; THENCE, NORTH 45 D. 12' 48" EAST, 432.75, MORE OR LESS, TO 1/4 X 24" IRON PIN ON THE SOUTHWESTERLY BOUNDARY LINE OF THE SOUTHERN PACIFIC RAILROAD RIGHT OF WAY; THENCE, SOUTHEASTERLY ALONG SAID RAILROAD RIGHT OF WAY LINE, 388.49 FEET, MORE OR LESS, TO ITS POINT OF INTERSECTION WITH THE NORTH LINE OF SAID TERMINAL CITY; THENCE, WEST ALONG THE NORTH LINE OF SAID TERMINAL CITY, 546.62 FEET, MORE OR LESS, TO THE POINT OF BEGINNING. SAID TRACT OF LAND BEING SITUATED IN THE NW1/4 OF SECTION 18, TOWNSHIP 38 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

Parcel ID: 389-018BC-00300-000, 3809-018BB-00300-000