Returned @ Comme

COVER SHEET

2012-012343 Klamath County, Oregon



11/06/2012 02:41:54 PM

Fee: \$52.00

After recording return to: Richard Fairclo, Attorney at Law 409 Pine Street, Suite 209 Klamath Falls, OR 97601

RECORDING COVER SHEET FOR DEED

Eleanor A. Sukraw, Grantor, conveys to Trustee of The Eleanor A. Sukraw Trust Dated January 17, 1990.

Statutory Special Warranty Deed, including attached 2 page Exhibit "A" dated March 28, 2000.

Send Tax Statements to:

(No Change) 1881 Lower Klamath Lake Road Klamath Falls, Oregon 97603

STATUTORY SPECIAL WARRANTY DEED

ELEANOR A. SUKRAW, Grantor, conveys and specially warrants to ELEANOR A. SUKRAW, INITIAL TRUSTEE OF THE ELEANOR A. SUKRAW TRUST DATED JANUARY 17, 1990, Grantee, an undivided 1/3 interest in the following described real property in Klamath County, Oregon, free of encumbrances created or suffered by the grantor except as specifically set forth herein:

See Attached Exhibit "A."

SUBJECT TO reservations, liens, and restrictions of record, easements and rights of way of record and those apparent on the land.

The true and actual consideration for this conveyance is \$1.00.

Until a change is requested, all tax statements are to be sent to the following

address:

No change.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 28 day of March, 2000.

Mrs Ellanor A Sukraur

STATE OF OREGON

SS.

County of Klamath

The foregoing instrument was acknowledged before me this 28 day of

, 2000, by ELEANOR A. SUKRAW.

Notary Public for Oregon

My Commission expires

EXHIBIT "A"

PARCEL ONE

The portion of the NW1/4 NE1/4 lying westerly from the right of way of the Modoc Northern Railway and all of the NE1/4 NW1/4, Section 27, Township 39S., R. 9 E.W.M.

PARCEL TWO

A tract of land situated in Government Lot 3 of Section 27, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the Southeast corner of said Government Lot 3; thence North along the East line of Government Lot 3 to the Northeast corner thereof, thence West along the North line of Government Lot 3, 998 feet, more or less, to an existing fence on the right bank of an irrigation ditch as now constructed; thence Southeasterly following said fence and ditch to a point on the South line of Government Lot 3, said point being 147 feet West of the point of beginning; thence East along the South line of Government Lot 3 to the point of beginning.

EXCEPTING THEREFROM THAT PORTION LYING WITHIN LOWER LAKE ROAD

PARCEL THREE

Willamette Meridian, Oregon T. 39 S., R. 9 E. Sec. 28 Lot 2 containing 4.00 acres;

PARCEL FOUR

The SM'NNM' and the NW'NNM of Section 27. Tourship 39 South, Range 9 East of the Willamette Heridian, in the County of Elamath, State of Oregon, SAVING AND EXCEPTING the following portion of said NMWNM's to-wit: Beginning at the intersection of the North line of said Section 27 and the centerline of the existing druin (as constructed over and upon the ground) which intersection is 47/0 feet, more or less, East of the Northwest corner of said Section 27; thence west along North line of said Section 27, a distance of 427.0 feet, more or less, to the Northwest corner of said Section 27, a distance of 521.0 feet more or less, to the Northwest corner of said Section 27 a distance of 621.0 feet to a point: thence East a distance of 740.0 feet, more or lass, to a point on centerline of aforementioned drain; thence Northwesterly along centerline of said drain to the point of beginning, and also SAVINGS AND EXCEPTING from said SWANMy that portion which crosses said SWANMy of Section 27.

SAVING AND EXCEPTING the following described portion A parcel of land lying in the MN', NN', of Section 27. Township 39 South, kange & East of the Williamette Meridian, in the County of Klamath, State of Oregon, described as follows: Beginning at a point on the Mest line of Section 27, 621 feet South from the Northwest corner thereof; thence South along the West section line 300 feet; thence East, 363 feet, thence North parallel to the West section line 300 feet to a point due East to the point of beginning; thence West 363 feet, more or less, to the poir, of beginning.

AS DESCRIBED IN THAT DEED RECORDED @ VOL. M95 PAGE 28262, DEED RECORDS OF KLAMATH COUNTY, OREGON.

RICHARD FAIRCLO ATTORNEY AT LAW 280 MAIN STREET KLAMATH FALLS OR 97601