

18

RECORDING COVER SHEET

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON REPRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

2015-001176

Klamath County, Oregon

02/10/2015 11:20:29 AM

Fee: \$72.00

After Recording Return To:

**Paragon Decision Resource
30071 Tomas
Rancho Santa Margari, Ca 92688**

1. Title(s) of the Transaction(s) ORS 205.234(a):

Warranty Deed

2. Direct Party/Grantor(s) and address ORS 205.125(1)(b) and ORS 205.160:

Gregory R Thomson and Ronda P Thomson

3. Indirect Party/Grantee(s) and address ORS 205.125(1)(a) and ORS 205.160:

Paragon Decision Resource

4. Send Tax Statements To:

Same as Above

5. True and Actual Consideration:

0.00

6. Deed Reference:

M03-38930

****Re-recorded to correct the legal description****

03 JUN 6 PM 3:27

WARRANTY DEED

Vol M03 Page 38930

KNOW ALL MEN BY THESE PRESENTS, That GREGORY R. THOMSON AND RONDA P. THOMSON, HUSBAND AND WIFE, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PARAGON DECISION RESOURCE, A CALIFORNIA CORPORATION, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

PARCEL 1 OF LAND PARTITION 22-93, SITUATE IN THE NW 1/4 OF SECTION 19, TOWNSHIP 39 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF KLAMATH, STATE OF OREGON.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances < - pause > and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ < - pause >. However, the actual consideration consists of or includes other property or value given or promised which is the whole/part of the consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 16th day of MAY, 2003; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

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.

MONTANA SIM
STATE OF OREGON,)
County of YELLOWSTONE) SS.
MAY 16, 2003.

Personally appeared the above named GREGORY R. THOMSON AND RONDA P. THOMSON, HUSBAND AND WIFE and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
(OFFICIAL SEAL) Juan J. Maddall
Notary Public for Oregon
My Commission expires: 9-12-2003

X Gregory R. Thomson
GREGORY R. THOMSON
X Ronda P. Thomson
RONDA P. THOMSON
STATE OF OREGON, County of _____) SS.
_____, 20____.

Personally appeared _____ and _____ who, being duly sworn, each for himself and not one for the other, did say that the former is the _____ president and that the latter is the _____ secretary of

_____, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:
(OFFICIAL SEAL)
Notary Public for Oregon
My Commission expires: _____
(If executed by a corporation, affix corporate seal)

PA-107034

State of Oregon, County of Klamath
Recorded 06/06/2003 3:27 p. m.
Vol M03 Pg 38930-31
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

26 K

38931

Gregory R. Thompson

GRANTOR'S NAME AND ADDRESS

Pragm Decision Resource

30071 James

Rancho Santa Margarita, CA 92688

GRANTEE'S NAME AND ADDRESS

After recording return to:

Pragm Decision Resource

30071 James

Rancho Santa Margarita, CA 92688

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instrument

was received for record on the _____ day of _____, 20____, at _____ o'clock _____ M., and recorded in book/ reel/volume No. _____ on page _____ or as fee / file /

SPACE RESERVED FOR RECORDER'S USE

instrument / microfilm / reception No. _____ Record of Deeds of said county.

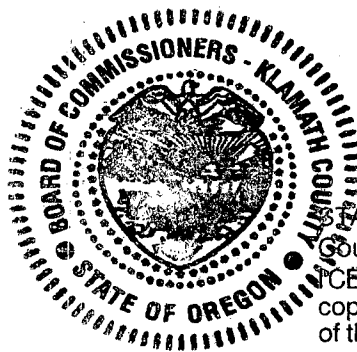
Witness my hand and seal of County affixed.

NAME

TITLE

By

Deputy



STATE OF OREGON)
County of KLAMATH)

CERTIFY that this is a true and correct
copy of a document in the possession
of the Klamath County Clerk.

Dated: February 9, 2015
LINDA SMITH, Klamath County Clerk

By: Lisa Kessler Deputy
Lisa Kessler

03 JUN 6 PM 3:27

WARRANTY DEED

Vol M03 Page 38930

KNOW ALL MEN BY THESE PRESENTS, That GREGORY R. THOMSON AND RONDA P. THOMSON, HUSBAND AND WIFE, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by PARAGON DECISION RESOURCE, A CALIFORNIA CORPORATION, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

PARCEL 1 OF LAND PARTITION 22-93, SITUATE IN THE NW 1/4 OF SECTION 19, TOWNSHIP 39 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF KLAMATH, STATE OF OREGON.

See Attached Exhibit "A."

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances < - pause > and that grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ < - pause >. However, the actual consideration consists of or includes other property or value given or promised which is the whole/part of the consideration (indicate which). (The sentence between the symbols, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 16th day of May, 2003; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

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.

MONTANA SIM
STATE OF OREGON,)
County of YELLOWSTONE) SS.
MAY 16, 2003

Personally appeared the above named GREGORY R. THOMSON AND RONDA P. THOMSON, HUSBAND AND WIFE and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
(OFFICIAL SEAL) *Dusan J. Maddall*
Notary Public for Oregon
My Commission expires: 4-12-2003

x *Gregory R. Thomson*
GREGORY R. THOMSON
x *Ronda P. Thomson*
RONDA P. THOMSON
STATE OF OREGON, County of _____) SS.
_____, 20____.

Personally appeared _____ and _____ who, being duly sworn, each for himself and not one for the other, did say that the former is the _____ president and that the latter is the _____ secretary of

, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:
(OFFICIAL SEAL)
Notary Public for Oregon
My Commission expires: _____ (If executed by a corporation, affix corporate seal)

PA-107034

State of Oregon, County of Klamath
Recorded 06/06/2003 3:27 p. m.
Vol M03 Pg 38930-31
Linda Smith, County Clerk
Fcc \$ 26.00 # of Pgs 2

26 K

38931

Gregory P. Thompson

GRANTOR'S NAME AND ADDRESS

Paragon Decision Resources

30071 Tomas

Rancho Santa Margarita, CA 92688

GRANTEE'S NAME AND ADDRESS

After recording return to:

Paragon Decision Resource

30071 Tomas

Rancho Santa Margarita, CA 92688

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the day of 20, at o'clock M., and recorded in book/ reel/volume No. on page

SPACE RESERVED
FOR
RECORDER'S USE

or as fee / file / instrument / microfilm / reception No. Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By

Deputy

EXHIBIT A

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

Parcel 1 of Land Partition 22-93, situated in the NW 1/4 of Section 19, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

Together with Property Line Adjustment Plat #6-96 described as follows:

A parcel of land located in the Northwest quarter of Section 19, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon and more particularly described as follows:

Commencing at a 5/8" rebar marking the One-Quarter Corner common to Sections 18 and 19 said Township and Range; thence S 00°00'05" E, 100.02 feet to a 5/8" iron pin; thence N 89°37'07" West, 223.82 feet to a 5/8" iron pin marking the "Initial Point" of Land Partition 22-93; thence N 89°37'07" West, 124.22 feet to a 5/8" iron pin, being the Point of Beginning of this description; thence S 20°36'36" West, 24.44 feet to a 5/8" iron pin; thence S 32°08'09" West, 67.89 feet to a 5/8" iron pin; thence N 46°11'46" W, 24.07 feet; thence N 30°49'56" E, 14.09 feet; thence N 26°30'01" E, 57.88 feet; thence S 89°37'07" E, 29.04 feet to the Point of Beginning.