

2017-006766

Klamath County, Oregon



00205532201700067660020020

After recording, please return this deed to, and (until a change is requested) send tax statements to:

Jane E. Kirkpatrick, Trustee  
27623 Micka Road  
Malin, OR 97632

06/21/2017 09:29:06 AM

Fee: \$47.00

The identities of the Grantor(s) and Grantee(s) are:

Grantors:

Clarence M. Kirkpatrick III and Jane E. Kirkpatrick  
27623 Micka Road  
Malin, OR 97632

Grantee:

Kirkpatrick Family Trust  
27623 Micka Road  
Malin, OR 97632

STATUTORY WARRANTY DEED

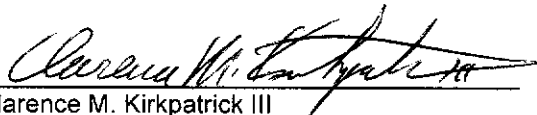
CLARENCE M. KIRKPATRICK III (also known as Clarence Kirkpatrick) and JANE E. KIRKPATRICK, husband and wife, *Grantors*, hereby convey and warrant to Clarence M. Kirkpatrick III and Jane E. Kirkpatrick (and their successors) as Trustees of the KIRKPATRICK FAMILY TRUST U.T.A.D. June 13, 2017, *Grantee*, the described real property described on Exhibit "A" attached hereto, free of encumbrances other than encumbrances of record on the date of this conveyance and those matters which would be shown by an accurate survey or inspection of the premises.

The true consideration for this conveyance is \$0.00.

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 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 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 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 13 day of June, 2017.

GRANTORS: CLARENCE M. KIRKPATRICK III and JANE E. KIRKPATRICK

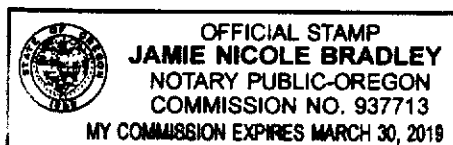
  
Clarence M. Kirkpatrick III

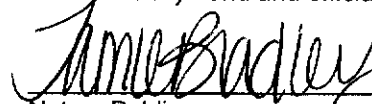
  
Jane E. Kirkpatrick

STATE OF OREGON )  
 ) ss.  
County of Jackson )

The foregoing instrument was acknowledged before me this 13 day of June, 2017, by Clarence M. Kirkpatrick III and Jane E. Kirkpatrick, *Grantors*.

WITNESS my hand and official seal.



  
Notary Public  
My commission expires 03/30/19

**EXHIBIT "A" TO STATUTORY WARRANTY DEED**  
[Kirkpatrick]

Description of Property Conveyed

**PARCEL 1:**

All that portion of the N $\frac{1}{2}$ NE $\frac{1}{4}$  of Section 7, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, lying South of the center line of the U. S. R. S. "D" Canal, AND ALSO the NE $\frac{1}{4}$ NW $\frac{1}{4}$  and Lot 1 of Section 7, Township 41 South, Range 12 East of the Willamette Meridian, less the following described portion: ~~All that portion of the NE $\frac{1}{4}$ NW $\frac{1}{4}$  and of Lot 1, Section 7, Township 41 South, Range 12 East of the Willamette Meridian, which lies North of the North line of the right of way of the "D" Canal of the U.S.R.S. running in a general East and West direction across said subdivision; which excepted portion was conveyed by Clarence M. Kirkpatrick et ux, to Rudolph Cacka by Deed recorded in Book 139, page 380, Deed Records of Klamath County, ALSO, part of the SE $\frac{1}{4}$ NE $\frac{1}{4}$  of Section 1, Township 41 South, Range 11 East of the Willamette Meridian, described as follows:~~

Beginning at the Southeast corner of the Northeast Quarter of said Section 1, thence West on the South line of said Section, 440 feet, thence North to the Adams Canal as now located across the said SE $\frac{1}{4}$ NE $\frac{1}{4}$ , thence East along said Canal to the East line of said Section 1, thence South along said Section line to the place of beginning and being the same land described in Deed from Lakeside Company, a corporation, to Albert Krotochvil recorded May 21, 1910, in Book 23 of Deeds, page 499, records of Klamath County, Oregon.

**PARCEL 2:**

The S $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 6, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, less the following described portion:

All that part of the S $\frac{1}{4}$  of SE $\frac{1}{4}$  of Section 6, Township 41 South, Range 12 East of the Willamette Meridian, described as follows: Beginning at the Northwest corner of said S $\frac{1}{4}$ SE $\frac{1}{4}$ , thence South along the West line of S $\frac{1}{4}$ SE $\frac{1}{4}$  920 feet, more or less, to the North bank of the irrigation ditch running Easterly across said S $\frac{1}{4}$ SE $\frac{1}{4}$  as now located and constructed, thence Easterly following the said North bank of said irrigation ditch as now located and constructed across the said S $\frac{1}{4}$ SE $\frac{1}{4}$  to the East line of the S $\frac{1}{4}$ SE $\frac{1}{4}$ , thence North on the East line of said S $\frac{1}{4}$ SE $\frac{1}{4}$  to the Northeast corner of said S $\frac{1}{4}$ SE $\frac{1}{4}$ , thence West along the North line thereof, 2640 feet, more or less, to the point of beginning, which excepted portion was conveyed by Clarence M. Kirkpatrick, et ux, to Luther T. and Gladys A. Hansen by Deed recorded in Book 172, at page 305, Deed Records of Klamath County, AND ALSO all that portion of the N $\frac{1}{2}$ NE $\frac{1}{4}$  of Section 7, Township 41 South, Range 12 East of the Willamette Meridian, lying North of the centerline of the U.S.R.S. "D" Canal.

**PARCEL 3:**

The East half of the Southeast quarter of Section 31, and the Northwest quarter of the Southwest quarter of Section 32, Township 40 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon BUT EXCEPTING THEREFROM that portion of the Southeast quarter of the Southeast Quarter of Section 31 which lies westerly of the USBR "D" Canal right-of-way.