

33466

Vol. 1797 Page 5699

Title Order No. 124778-SK

Escrow No. 124778-SK

After recording return to:

Raymond D. Buell

PO Box 332

Gilchrist, OR 97737

Name, Address, Zip

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

Raymond D. Buell

PO Box 332

Gilchrist, OR 97737

Name, Address, Zip

'97 FEB 26 AM 11:13

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Aspen Title & Escrow

on this 26th day of February A.D., 1997
at 11:13 o'clock A. M. and duly recorded
in Vol. M97 of Deeds Page 5699

Bernetha G. Letsch, County Clerk

By Kathleen Ross

Fee, \$30.00

Deputy.

AC: 04045715

STATUTORY WARRANTY DEED

ERNST BROTHERS L.L.C. an Oregon limited liability company, Grantor, conveys and warrants to Raymond D. Buell and Cynthia L. Buell, husband and wife, Grantee, the following described real property free of encumbrances, except as specifically set forth herein situated in Klamath county, OREGON, to wit:

Lot 140, Tract 1318, GILCHRIST TOWNSITE, in the County of Klamath, State of Oregon.

This property is free from encumbrances, EXCEPT: Covenants, conditions, restrictions and easements as shown on the recorded plat.

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.

The true consideration for this conveyance is \$68,500.00.
(93.030)

(Here comply with the requirements of ORS

Dated this 28 day of January, 19 97.

ERNST BROTHERS L.L.C. an Oregon limited liability company

BY: Wayne G. Ernst

Wayne G. Ernst, Managing Member

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on January 28, 97,

by Wayne G. Ernstas Managing Memberof Ernst Brothers, L.L.C.

Margaret M. O'Hara

Notary Public for Oregon

My commission expires Sept 21, 1999