

35888

'97 APR 11 P3:31

Vol. 1097 Page 10870Title Order No. 124749-SK
Escrow No. 124749-SK

After recording return to:

Dale BrewerPO Box 613Gilchrist, OR 97737

Name, Address, Zip

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

Dale BrewerPO Box 613Gilchrist, OR 97737

Name, Address, Zip

This space reserved for recorder's use

Atc: 04015750

STATUTORY WARRANTY DEED

ERNST BROTHERS L.L.C. an Oregon limited liability company, Grantor, conveys and warrants to Albert D. Brewer AND Ruby A. Brewer, husband & wife Grantee, the following described real property free of encumbrances, except as specifically set forth herein situated in Klamath county, OREGON, to wit: Lot 45, Tract 1318, GILCHRIST TOWNSITE, in the County of Klamath, State of Oregon.

TAX ID NO: Not available at this time
SERIAL NO: Not available at this time

This property is free from encumbrances, EXCEPT: Covenants, conditions, restrictions and easements of record 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 \$49,900.00.
(93.030)

(Here comply with the requirements of ORS

Dated this 26 day of March, 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 March 26th, 97.by Wayne G. Ernstas Managing Memberof Ernst Brothers, L.L.C.

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Lora A. Gappington
Notary Public for Oregon

My commission expires

Dec 7, 1999Aspen Title & Escrow

on this 11th day of April A.D., 1997
at 3:31 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 10870

Bernetha G. Letsch, County Clerk

By Kathleen Rose

Fee, \$30.00

Deputy.

