

37834

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97 MAY 16 12:02

This space reserved for recorder's use

Title Order No. 124706-SK
Escrow No. 124706-SK

After recording return to:

Sean A. PacePO Box 438Gilchrist, OR 97737

Name, Address, Zip

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

Sean A. PacePO Box 438Gilchrist, OR 97737

Name, Address, Zip

STATUTORY WARRANTY DEED

ATC # 04045679

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

Lot 65, Tract 1318, GILCHRIST TOWNSITE, in the County of Klamath, State of Oregon.

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

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 \$63,500.00.
(93.030)

(Here comply with the requirements of ORS

Dated this 6 day of May, 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 May 16, 19 97,by Wayne G. Ernstas Managingof Ernst Brothers, L.L.C.STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Notary Public for Oregon

My commission expires

Sept 21, 1999Aspen Title & Escrowon this 16th day of May A.D., 1997at 3:02 o'clock P. M. and duly recordedin Vol. 1997 of Deeds Page 15164

Bernetha G. Letsch, County Clerk

By

Kathleen Row

Deputy.

Fee, \$30.00

