



41437

Vol. M97 Page 23079K-51030
STATUTORY WARRANTY DEED

DAVID E. BERES AND KATHLEEN G. BERES

conveys and warrants to MICHAEL LEMOYNE POE, Grantor,

_____, Grantee,

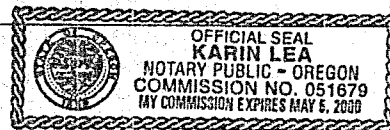
the following described real property free of liens and encumbrances, except as specifically set forth herein:

LOTS 13 AND 14, BLOCK 20, THIRD ADDITION TO RIVER PINE ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

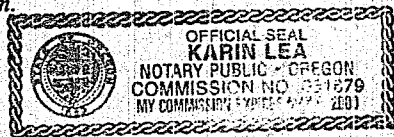
TAX ACCOUNT NOS: R-2309 13C 3400 AND R-2309 13C 3300

This property is free of liens and encumbrances, EXCEPT: CCR's, Reservations, Restrictions and Easements of record

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 \$ 15,200.00 (Here comply with the requirements of ORS 93.030)Dated this 21st day of July, 19 97
DAVID E. BERES
KATHLEEN G. BERESSTATE OF OREGON
County of DESCHUTES } ss.BE IT REMEMBERED, That on this 21st day of July, 19 97, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named DAVID E. BERES AND KATHLEEN G. BERESknown to me to be the identical individual s described in and who executed the within instrument and acknowledged to me that THEY executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.


Notary Public for Oregon.
My Commission expires 5-5-2000Title Order No. K-51030
Escrow No. 9740319

After recording return to:

MICHAEL LEMOYNE POE111 WETHERLY DRIVEBAKERSFIELD, CA 93309

Name, Address, Zip

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

MICHAEL LEMOYNE POE111 WETHERLY DRIVEBAKERSFIELD, CA 93309

Name, Address, Zip

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Klamath County Titleon this 22nd day of July A.D., 1997
at 2:09 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 23079

Bernetha G. Letsch, County Clerk

By Kathleen Rose
Fee, \$30.00 Deputy.

97 JUL 22 P2:09

30