



44549

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'97 SEP -3 A10:47

STATUTORY WARRANTY DEED

TIMM BURR, INC.

conveys and warrants to ROBERT L. WEST AND LINDA S. WEST, HUSBAND AND WIFE, Grantor,
the following described real property free of liens and encumbrances, except as specifically set forth herein: Grantee,

Lot 6 in Block 4, Tract No. 1021, Williamson River Knoll, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
TOGETHER WITH an undivided 1/80 interest in and to the following described property: the Easterly 60 feet of that portion of Government Lots 40, 41, 44 and 45 lying South of the Williamson River Knoll Subdivision North of the Williamson River, in Section 20, Township 35 South, Range 7 East of the Willamette Meridian.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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 \$ 5,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 2nd day of September 19 97

TIMM BURR, INC.

Randy L. Shaw (Pres.)

STATE OF OREGON
County of KLAMATH } ss.

BE IT REMEMBERED, That on this 2nd day of September 19 97, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named RANDY L. SHAW
AS PRESIDENT OF TIMM BURR INC.

known to me to be the identical individual described in and who executed the within instrument and acknowledged to me that HE 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.



Susan Marie Campbell
Notary Public for Oregon.
My Commission expires MARCH 1, 1998

* Title Order No. K51099S
Escrow No. K51099S

After recording return to:

ROBERT L. WEST11785 OLD SOLDIERS RD.CARLTON, OR 97111

Name, Address, Zip

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

ROBERT L. WEST11785 OLD SOLDIERS RD.CARLTON, OR 97111

Name, Address, Zip

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Klamath County Title

on this 3rd day of Sept. A.D., 1997
at 10:47 o'clock A. M. and duly recorded
in Vol. M97 of Deeds Page 28866

Bernetha G. Letsch, County Clerk

By Kathleen Row

Fec. \$30.00

Deputy.