

## STATUTORY WARRANTY DEED

UNTIL A CHANGE IS REQUESTED,  
ALL TAX STATEMENTS SHALL BE  
SENT TO:

AFTER RECORDING,  
RETURN TO:

Don L. and Dorothy J. West  
PO Box 56  
Merrill, OR 97633

Con P. Lynch  
P.O. Box 741  
Salem, OR 97308-0741

DON L. WEST and DOROTHY J. WEST, Grantors, convey and warrant to DON L. WEST and DOROTHY J. WEST, Trustees, or their successors in trust, under the DON L. & DOROTHY J. WEST LIVING TRUST, dated November 10, 1997, and any amendments thereto, Grantee, the real property described as follows, in Klamath County, Oregon:

Lot 8, Block 2, HODGES ADDITION to Town of Merrill, Oregon, according to the duly recorded plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: All liens and encumbrances of record or apparent on the property by inspection.

The true and actual consideration for this conveyance consists of or includes other property or value given as provided which is the whole consideration.

The liability and obligations of Grantors to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the extent of coverage that would be available to Grantors under any policy of title insurance issued to Grantee at the time Grantors acquired such property. The limitations contained herein expressly do not relieve Grantors of any liability or obligations under this instrument, but merely define the scope, nature, and amount of such liability or obligations.

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS, WHICH, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND WHICH LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 IN ALL ZONES. 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 EXISTENCE OF FIRE PROTECTION FOR STRUCTURES.

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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.

DATED: 11-24-97

Don L. West  
DON L. WEST

DATED: 11-24-97

Dorothy J. West by Don L. West  
DOROTHY J. WEST *Her Attorney in Fact.*

STATE OF CALIFORNIA )  
 ) ss.  
County of Shasta )

On November 24, 1997, personally appeared the above-named DON L. WEST and ~~DOROTHY J. WEST~~, and acknowledged the foregoing instrument to be their voluntary act. Before me:



Harla Hanford  
Notary Public for Oregon California  
My Commission Expires: September 20, 2000

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Con P. Lynch the 10th day  
of December A.D., 19 97 at 1:22 o'clock P.M., and duly recorded in Vol. M97  
of Deeds on Page 40134

FEE \$35.00

By Bernetha G. Letsch, County Clerk  
Kathleen Ross