

77028



99 MAR 23

RIT:17

Vol 699 Page 10813

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Kirk R. Sipes8722 Arant RoadKlamath Falls, OR 97603

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

Kirk R. Sipes8722 Arant RoadKlamath Falls, OR 97603Escrow No K53792CTitle No. K-53792-C**STATUTORY WARRANTY DEED**

SHIELD CREST, INC., an Oregon Corporation, Grantor, conveys and warrants to Kirk R. Sipes and De Anna S. Sipes, husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

SEE ATTACHED LEGAL DESCRIPTION

This property is free of liens and encumbrances, EXCEPT:
Easements, Covenants, Conditions and Restrictions of record, if any.

KRS
DSS
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 \$52,500.00 (Here comply with the requirements of ORS 91.030)

Dated this 20th day of March, 1999.

SHIELD CREST, INC.

BY:

Helen Cheyne
Helen Cheyne, President

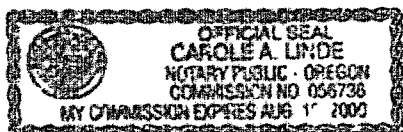
STATE OF OREGON

County of Klamath ss.

This instrument was acknowledged before me on this 20th day of March, 1999
by Helen Cheyne as President of Shield Crest, Inc.

Barbara A. Smith

Notary Public for Oregon

My commission expires 8/15/00

10814

Parcel 2 of Major Partition 1-81 situate in the NE ¼ of Section 7, and the NW ¼ of
Section 8, Township 39 South, Range 10 East of the Willamette Meridian

STATE OF OREGON COUNTY OF KLAMATH

ss

Filed for record at request of First American Title the 29th day
of March A.D., 1999 at 11:17 o'clock A. M., and duly recorded in Vol 409
of Deeds on Page 10313

FEE

\$35.00

Linda Smith, County Clerk

by Kathleen Russell