



THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

Linda L. Bucklein & Robert Miranda

12481 Crystal Springs Road

Klamath Falls, OR 97601

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

Linda L. Bucklein & Robert Miranda

12481 Crystal Springs Road

Klamath Falls, OR 97601

Escrow No. K54057V

Title No. K54057V

State of Oregon, County of Klamath

Recorded 7/20/99, at 3:02 p.m.

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Linda Smith,

County Clerk

Fee \$ 30.00 KR

STATUTORY WARRANTY DEED

Francis E. Jespersen and Edna Mae Jespersen, husband and wife, Grantor, conveys and warrants to Robert D. Miranda and Linda L. Bucklein, Grantee, the husband and wife, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 4 in Block 2 River Ranch Estates, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 \$127,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 8th day of July, 1999.

Francis E. Jespersen
Francis E. Jespersen

Edna Mae Jespersen
Edna Mae Jespersen

STATE OF OREGON

County of KLAMATH

} ss.

This instrument was acknowledged before me on this 8th day of July, 1999 by Francis E. Jespersen and Edna Mae Jespersen

Vickie Blankenburg
Notary Public for Oregon

My commission expires: 07/01/2001



1999 JUL 20 PM 3:02