



1999 AUG 27 AM 10:58

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Arnold J. Cottrell and Angela M. Cottrell  
 3833 La Marada Way  
 Klamath Falls, OR 97603

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

Arnold J. Cottrell  
 Same as above

Escrow No. K54356V

Title No. K54356V

State of Oregon, County of Klamath  
 Recorded 8/27/99, at 10:58 a.m.

In Vol. M99 Page 34645

Linda Smith,

County Clerk

Fee\$ 30<sup>00</sup>

State of Oregon, County of Klamath  
 Recorded 9/13/99, at 3:20 p.m.

In Vol. M99 Page 36506

Linda Smith,

County Clerk

Fee\$ 5<sup>00</sup>

RR

## STATUTORY WARRANTY DEED

James Edward Toddy and Valine Eleanor Toddy, husband and wife, Grantor, conveys and warrants to Arnold J. Cottrell, ~~a married person~~ and Angela M. Cottrell, ~~a married person~~, <sup>husband and wife</sup> Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 5, Block 16, EIGHTH ADDITION TO SUNSET VILLAGE, 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 \$150,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 25<sup>th</sup> day of August, 1999.

*James Edward Toddy*  
 James Edward Toddy

*Valine Eleanor Toddy*  
 Valine Eleanor Toddy

"THIS DEED IS BEING RE-RECORDED TO CORRECT THE GRANTEE'S VESTING TO READ HUSBAND AND WIFE."

STATE OF OREGON

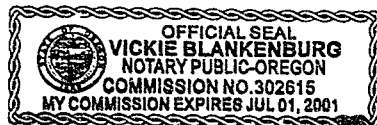
County of KLAMATH

} ss.

This instrument was acknowledged before me on this 25<sup>th</sup> day of August, 1999  
 by James Edward Toddy and Valine Eleanor Toddy

*Vickie Blankenburg*  
 Notary Public for Oregon

My commission expires: 7-01-2001



+30'  
 K5-RR

1999 SEP 13 PM 3:20