



1999 SEP 14 PM 3:00

THIS SPACE RESERVED FOR RECORDER'S USE

Vol. M99 Page 36702

State of Oregon, County of Klamath
Recorded 9/14/99, at 3:00 p.m.
In Vol. M99 Page 36702
Linda Smith,
County Clerk Fee \$ 30⁰⁰

After recording return to:

Michael D. Rooney
1217 Pacific Terrace
Klamath Falls, OR 97601

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

Michael D. Rooney
1217 Pacific Terrace
Klamath Falls, OR 97601

Escrow No. K54488V

Title No. K54488V

STATUTORY WARRANTY DEED

who acquired title as Stephen F. Olmstead
Stephen Olmstead and Anne Marie Olmstead, husband and wife, Grantor, conveys and warrants to
Michael D. Rooney and Margaret R. Adam, husband and wife, Grantee, the following described real
property free of liens and encumbrances, except as specifically set forth herein:

Lot 4, Block 52, HOT SPRINGS ADDITION to the City of Klamath Falls, 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 \$135,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 7th day of September, 1999.

[Signature]
Stephen Olmstead

[Signature]
Anne Marie Olmstead

STATE OF Washington
County of King } ss.

This instrument was acknowledged before me on this 7th day of September, 1999
by Stephen Olmstead and Anne Marie Olmstead

[Signature]
Teresa M. Lawrence
Notary Public for Oregon

My commission expires: 10-1-01

K 30