

After recording return to:

1999 SEP 22 Till 2: 59

Vol M99

State of Oregon, County of Klamath Recorded 9/22/99, at 2:59 p.m. In Vol. M99 Page 3774/ Linda Smith. County Clerk Fee\$ 36

THIS SPACE RESERVED FOR RECORDER'S USE

John C. Mathews 101 Fiske Avenue Woodland, CA 95695 Until a change is requested all tax statements shall be sent to the following address: John C. Mathews 101 Fiske Avenue Woodland, CA 95695

Escrow No. K54521B Title No. K54521B

STATUTORY WARRANTY DEED

William K. Kalita, an estate in fee simple, Grantor, conveys and warrants to John C. Mathews and Anne B. Mathews, husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 9 in Block 24 of mt. Scott Meadows Subdivision, Tract no. 1072, 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 \$5,500.00 (Here comply with the requirements of ORS 93.030)

William K. Kalita

STATE OF OREGON County of KhmaTH } ss.

This instrument was acknowledged before me on this 14th day of September, 1999 Cuilliam K. Kalita

OFFICIAL SEAL
PEGGY IDONAS
TARY PUBLIC - ORESON
MMISSION NO. 315975
DMMISSION EPRES DEL 15, 2002

My commission expires: 12/16/2002