



177 OCT 12 11 1:23

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 10/12/99 at 1:33 p. m.
In Vol M99 Page 40450
Linda Smith,
County Clerk Fee \$ 30⁰⁰

After recording return to:
Ryan Brosterhous

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

Escrow No. K54571V
Title No. K54571V

STATUTORY WARRANTY DEED G.

Ken Katsuda, an estate in fee simple, Grantor, conveys and warrants to Ryan Brosterhous, an estate in fee simple, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 13, Tract 1301, Basin View 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 \$137,000.00 (Here comply with the requirements of ORS 93.030)

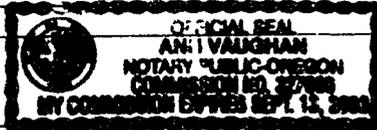
Dated this 7th day of October, 1999.

Ken Katsuda
Ken Katsuda

STATE OF OR
County of Klamath } ss.

This instrument was acknowledged before me on this 7th day of October, 1999
by Ken Katsuda

K30-



Ann Vaughan
Notary Public for Oregon
My commission expires: 9/13/03