



200 MAR 22 AM 11:12

THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

William C. Conrad III
5481 American Avenue
Klamath Falls, OR 97601

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

William C. Conrad III
5481 American Avenue
Klamath Falls, OR 97601

Escrow No. K55236B

Title No. K55236B

State of Oregon, County of Klamath

Recorded 3/22/00, at 11:12 a m.

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Linda Smith,
County Clerk Fee \$ 21.00

STATUTORY WARRANTY DEED

Meladee McCarty who acquired title and as Meladee Dodds, an estate in fee simple, Grantor, conveys and warrants to William C. Conrad III and Britta L. Conrad, husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 4 in Block 1, Tract No. 1096, Americana, 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 \$115,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 16th day of March, 2000.

Meladee McCarty
Meladee McCarty who acquired title

Meladee Dodds
as Meladee Dodds

STATE OF ~~OREGON~~ CALIFORNIA
County of Sacramento } ss.

This instrument was acknowledged before me on this 16 day of March, 2000
by Terry Parker

Terry Parker
Notary Public for Oregon

My commission expires: Apr. 21, 2000



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