

NA

200 APR 17 PM 3:40

SPECIAL WARRANTY DEED - STATUTORY FORM
INDIVIDUAL GRANTORVol M00 Page 12466

PERFECT PROPERTY INC. _____, Grantor,
conveys and specially warrants to DAVID RAGAN & KIMBERLY L. RAGAN _____, Grantee,
the following described real property free of encumbrances created or suffered by the Grantor except as specifically
set forth herein, situated in KLAMATH _____ County, Oregon to-wit:

LOT 7, BLOCK 8 OF FERGUSON MT. PINES

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The property is free of all encumbrances created or suffered by the Grantor except
those of record

BOOK

The true consideration for this conveyance is \$ VALUE _____ (Here comply with the requirements of ORS 93.030)

Dated this 14 day of April, 2000

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.

David Ragan President

Perfect Property Inc.
Corporate Seal

STATE OF OREGON, County of CLACKAMAS

SS.

This instrument was acknowledged before me on APRIL 14, 2000,
by DAVID RAGAN PRESIDENT OF PERFECT PROPERTY INC.



OFFICIAL SEAL
ROBERT S. GLENN
NOTARY PUBLIC-OREGON
COMMISSION NO. 313300
MY COMMISSION EXPIRES JUNE 7, 2002

Robert S. Glenn

Notary Public for Oregon

My commission expires 6-7-2002

SPECIAL WARRANTY DEED

PERFECT PROPERTY INC
DAVID & KIMBERLY L. RAGAN GRANTOR
11575 SW PACIFIC HWY #183 GRANTEE
TIGARD, OR. 97223

GRANTEE'S ADDRESS, ZIP

After recording return to:

DAVID & KIMBERLY L. RAGAN
11575 SW PACIFIC HWY #183
TIGARD, OR. 97223

NAME, ADDRESS, ZIP

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

DAVID & KIMBERLY L. RAGAN
11575 SW PACIFIC HWY #183
TIGARD, OR. 97223

NAME, ADDRESS, ZIP

STATE OF OREGON

SPACE RESERVED

FOR

RECORDER'S USE

State of Oregon, County of Klamath
Recorded 04/17/00, at 3:40 p.m.
In Vol. M00 Page 12466
Linda Smith,
County Clerk Fee \$ 21.00

21.00