



200 MAY 23 PM 3:17

THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

Sara Cobian

2229 Lakeview Avenue

Malin, OR 97632

State of Oregon, County of Klamath

Recorded 05/23/00, at 3:17 p m.

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Linda Smith,

County Clerk Fee\$ 21⁰⁰

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

Sara Cobian

2229 Lakeview Avenue

Malin, OR 97632

Escrow No. K55551B

Title No. K55551B

STATUTORY WARRANTY DEED

A.C.
A-C
Kenneth A. Richards and Mary V. Richards, husband and wife, Grantor, conveys and warrants to ^{Antonio H.} ~~feet~~ M. Cobian, an estate in fee simple, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 16 in Block 43 of MALIN, 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 \$25,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 13 day of May, 2000.

Kenneth A. Richards

Kenneth A. Richards

Mary V. Richards

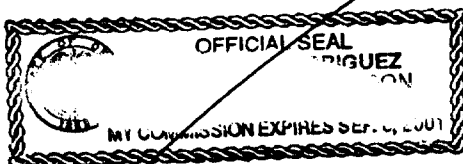
Mary V. Richards

STATE OF OREGON

County of Klamath

} ss.

This instrument was acknowledged before me on this 23 day of May, 2000 by Kenneth A. Richards and Mary V. Richards



Brenda P. Rodriguez
Notary Public for Oregon
My commission expires: 9-6-01

