



After recording return to:

Roberta A. Decker

P.O. Box 878

Chicopee, MA ~~01013~~ 01014

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

Roberta A. Decker

P.O. BOX 878

Chicopee, MA ~~01013~~ 01014

Escrow No. K55659P

Title No. K55659P

THIS SPACE RESERVED FOR RECORDER'S USE

200 JUL -7 PM 3:23

Vol M00 Page 24911

State of Oregon, County of Klamath

Recorded 07/07/00, at 3:28 p.m.

In Vol. M00 Page 24911

Linda Smith,

County Clerk Fee \$ 21-

STATUTORY WARRANTY DEED

Robert B. Hix, Grantor, conveys and warrants to Roberta A. Decker, an estate in fee simple, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

All that portion of Lot 2 in Block 1 of First Addition to the City of Klamath Falls, Oregon as follows:

Beginning at the most Southerly corner of said lot 2; thence Northwesterly along the line between Lots 2 and 3 of said Block, 76 feet; thence Northeasterly and parallel to Cook Street, 52 feet to the Easterly line of said Lot 2; thence Southeasterly along said Easterly line of said Lot 2, 76 feet to the Northerly line of Cook Street; thence Southwesterly along the said line of Cook Street to the point of Beginning.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way and easements of record 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 \$30,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 3rd day of July, 2000.

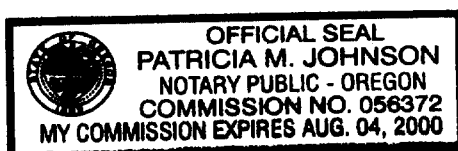
Robert Bruce Hix

Robert Bruce Hix

STATE OF OREGON

County of Klamath } ss.

This instrument was acknowledged before me on this 3rd day of July, 2000 by Robert B. Hix



Patricia M. Johnson
Notary Public for Oregon

My commission expires: Aug 4, 2000