

Title Order No. 136002-SK
 Escrow No. 136002-SK

After recording return to:
 Patrick H. Ward

P O Box 698
 Gilchrist, OR 97737

Name, Address, Zip

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

Patrick H. Ward

P O Box 698

Gilchrist, OR 97737

Name, Address, Zip

This space reserved for recorder's use

Vol M00 Page 25549

State of Oregon, County of Klamath
 Recorded 07/13/00, at 10:55 a.m.

In Vol. M00 Page 25549

Linda Smith,

County Clerk Fee\$ 21⁰⁰

K55677

STATUTORY WARRANTY DEED

Robert E. Coburn, as Trustee of the Robert E. Coburn 1997 Revocable Living Trust, Grantor, conveys and warrants to Patrick H. Ward, Grantee, the following described real property free of encumbrances, except as specifically set forth herein situated in Klamath county, OREGON, to wit: Lot 93, TRACT 1318-GILCHRIST TOWNSITE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account 2409-019AD-00400-000
 Key No. R881458

This property is free from encumbrances, EXCEPT:

All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

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 \$79,900.00.

(Here comply with the requirements of ORS 93.030)

Dated this 30th day of June 2000.

The Robert E. Coburn 1997 Revocable Living Trust

BY:

Robert E. Coburn
 Robert E. Coburn, Trustee



STATE OF OREGON, County of Deschutes) ss.

This instrument was acknowledged before me on June 30, 00,
 by Robert E. Coburn, Trustee

Sharon Kunkel
 Notary Public for Oregon
 My commission expires 2/28/02

121-