



## WARRANTY DEED

Vol M00 Page 27044

ASPEN TITLE ESCROW 01051547

AFTER RECORDING RETURN TO:  
 ROBERT K. EZELL AND SARAH EZELL  
 2852 WINGATE STREET  
 EUGENE, OR 97401

State of Oregon, County of Klamath  
 Recorded 07/24/00, at 3:40 p m.  
 In Vol. M00 Page 27044  
 Linda Smith,  
 County Clerk Fee \$ 2/00

UNTIL A CHANGE IS REQUESTED ALL TAX  
 STATEMENTS TO THE FOLLOWING ADDRESS:  
 SAME AS ABOVE

MARY F. TREPANIER, TRUSTEE UNDER THE REVOCABLE TRUST OF MARY F. TREPANIER DATED MARCH 8, 1991 AND GARY W. KLEVER, TRUSTEE UNDER THE REVOCABLE TRUST OF GARY W. KLEVER DATED MAY 13, 1992, AS TENANTS IN COMMON, IN EQUAL SHARES, hereinafter called GRANTOR(S), convey(s) and warrants to K. ROBERT EZELL AND SARAH J. EZELL, HUSBAND AND WIFE, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

LOT 35, BLOCK 41, TRACT NO. 1184, OREGON SHORES UNIT #2, FIRST ADDITION, IN THE COUNTY OF KLAMATH, STATE OF OREGON.

CODE 118, MAP 3507-18AD, TAXLOT 4300

"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 30.390."

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$14,800.00.

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 17<sup>th</sup> day of July, 2000.

MARY F. TREPANIER, TRUSTEE UNDER THE REVOCABLE TRUST OF MARY F. TREPANIER DATED MARCH 8, 1991 AND GARY W. KLEVER, TRUSTEE UNDER THE REVOCABLE TRUST OF GARY W. KLEVER DATED MAY 13, 1992

*Mary F. Trepanier Trustee*  
 MARY F. TREPANIER, TRUSTEE/INDIVIDUAL

GARY W. KLEVER, TRUSTEE/INDIVIDUAL

STATE OF Hawaii, County of Hawaii) ss.

On July 17, 2000, personally appeared Mary F. Trepanier who acknowledged the foregoing instrument to be the her voluntary act and deed.

*Joni Claire Haanio*  
 Notary Public for Hawaii  
 My Commission Expires: 9/4/2002

