

200 OCT 17 PM 3:26

MTL 51906-KR
WARRANTY DEED

Vol M00 Page 37850

CHARLES R. KELLER and CYNTHIA M. KELLER, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
LINDA R. CHEYNE,

Grantee(s) and grantee's heirs, successors and assigns the following described
real property, free of encumbrances except as specifically set forth herein in
the County of KLAMATH and State of Oregon, to wit:

UNIT 10687 (MCGUIRE AVENUE) TRACT 1336 - FALCON HEIGHTS CONDOMINIUMS
STAGE 1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF
THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

ACCT# 3909-3400-90066

KEY# 883628

SUBJECT TO: all those items of record and those apparent upon the land, if
any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every
part and parcel thereof against the lawful claims and demands of all persons
whomsoever, except those claiming under the above described encumbrances.

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 and actual consideration for this conveyance is 67,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 10687 MCGUIRE AVENUE, KLAMATH FALLS, OR 97603

Dated this 13 day of October, 2000.

* Charles R. Keller by Cynthia M. Keller
CHARLES R. KELLER Attorney-in-fact

CYNTHIA M. KELLER
BY: Cynthia M. Keller
CHARLES R. KELLER, ATTORNEY IN FACT

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on October 13, 2000 by
CHARLES R. KELLER FOR HIMSELF AND CHARLES R. KELLER AS ATTORNEY IN FACT FOR
CYNTHIA M. KELLER.

[Signature]
(Notary Public for Oregon) Wiscasset

My commission expires 5/17/02

ESCROW NO. MT51906-KR

Return to:
LINDA R. CHEYNE
10687 MCGUIRE AVENUE
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 10/17/00, at 3:26 p m.
In Vol. M00 Page 37850
Linda Smith,
County Clerk Fee \$ 21⁰⁰