



200 OCT 19 AM 10:17

THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

Thomas R. Nejely

891 Kane Street

Klamath Falls, OR 97603

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

Thomas R. Nejely

891 Kane Street

Klamath Falls, OR 97603

Escrow No. K56052B

Title No. K56052B

State of Oregon, County of Klamath

Recorded 10/19/00, at 10:17a m.

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Linda Smith,

County Clerk Fee\$ 21<sup>00</sup>

### STATUTORY WARRANTY DEED

Richard Todd Hoggarth and Karen E. Hoggarth, husband and wife, Grantor, conveys and warrants to Thomas R. Nejely and Charlene J. Nejely, Husband and Wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The Southerly 100 feet of the E1/2 of SW1/4 of NE1/4 of Section 35, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM THE East 20 feet and ALSO EXCEPTING THEREFROM a strip of land 25 feet wide off the West side thereof for roadway purposes.

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 \$110,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 13 day of October, 2000.

Richard Todd Hoggarth

Richard Todd Hoggarth

Karen E. Hoggarth

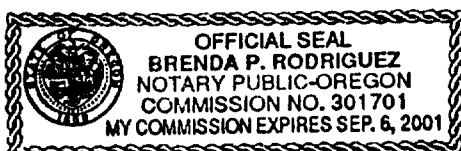
Karen E. Hoggarth

STATE OF OREGON

County of Klamath

} ss.

This instrument was acknowledged before me on this 13 day of October, 2000 by Richard Todd Hoggarth and Karen E. Hoggarth



Brenda P. Rodriguez  
Notary Public for Oregon

My commission expires: 09/06/2001