



200 DEC 20 11:00

After recording return to:

Michael S. Jenkins  
3950 Homedale #45  
Klamath Falls, OR 97603

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

Michael S. Jenkins  
3950 Homedale #45  
Klamath Falls, OR 97603

Escrow No. K56258B

Title No. K56258B

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath  
Recorded 12/20/00, at 11:00a m.  
In Vol. M00 Page 45640

Linda Smith,  
County Clerk Fee\$ 21.00

### STATUTORY WARRANTY DEED

Denzle R. LaBeau and Nora Ann LaBeau, co-trustees of "The LaBeau Trust" under date of March 14, 1989, an estate in fee simple, Grantor, conveys and warrants to Michael S. Jenkins and Edna A. Jenkins, as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 13 in Block 2 Tract 1065, Irish Bend, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Together with an undivided 1/90th interest in and to Lot 12 in Block 4, Irish Bend.

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 \$7,500.00 (Here comply with the requirements of ORS 93.030)

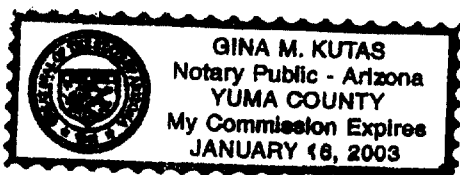
Dated this 13<sup>th</sup> day of December, 2000.

Denzle R. LaBeau  
Denzle R. LaBeau, Trustee Trustee

Nora Ann LaBeau  
Nora Ann LaBeau, Trustee

Arizona  
STATE OF OREGON  
County of Klamath } ss.

This instrument was acknowledged before me on this 13<sup>th</sup> day of December, 2000 by Denzle R. LaBeau and Nora Ann LaBeau, as co-trustees of "The LaBeau Trust" uad March 14, 1989



Gina M. Kutas  
Notary Public for Oregon  
Arizona  
My commission expires: Jun. 16 2003