

200 DEC 20 PM 2:04

200 DEC 20 P.



After recording return to:

Susan Hensley McCollum

1520 Lakeview

Klamath Falls, OR 97601

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

Susan Hensley McCollum

1520 Lakeview

Klamath Falls, OR 97601

Escrow No. K56249B

Title No. K56294B

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath

Recorded 12/20/00, at 2:04 p. m.

In Vol. M00 Page 45739

Linda Smith,

County Clerk Fee\$ 21⁰⁰

STATUTORY WARRANTY DEED

Donald L. Tidwell and Lola M. Tidwell, as tenants by the entirety; Grantor, conveys and warrants to Susan Hensley McCollum, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The N1/2 of Lot 9 and the Southerly 40 feet of Lot 10, Block 7, FAIRVIEW ADDITION NO. 2, according to the official plat thereof on file in the office of the county Clerk of Klamath County, Oregon.

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 \$75,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 19th day of December, 2000

Donald L. Tidwell

Donald L. Tidwell

Lola M. Tidwell

Lola M. Tidwell, Also Known As Lola Tidwell

STATE OF OREGON

County of KLAMATH

} ss.

This instrument was acknowledged before me on this 19th day of December, 2000 by Donald L. Tidwell and Lola M. Tidwell

[Signature]
Notary Public for Oregon
My commission expires: 8-2-03

