

2001 JAN 25 PM 1:00



**WESTERN**  
TITLE & ESCROW COMPANY

Vol. M01 Page 3055

**WARRANTY DEED -- STATUTORY FORM**

ARTHUR HANSON and ELIZABETH HANSON, husband and wife, Grantor,

conveys and warrants to

WILLIAM J. FRANK, an individual, Grantee,

the following described real property, free of encumbrances except as specifically set forth herein, to wit:

THE S 1/2 OF THE S 1/2 OF THE NW 1/4 OF THE SW 1/4 OF SECTION 16,  
TOWNSHIP 23 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH  
COUNTY, OREGON.

Tax Account No(s): 136579

Map/Tax Lot No(s): 2310-16C-2500

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is \$73,000.00 .

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.

Dated this 24 day of January, 2001.

Arthur Hanson  
ARTHUR HANSON

Elizabeth Hanson  
ELIZABETH HANSON

STATE OF OREGON, COUNTY OF DESCHUTES ) SS.

This instrument was acknowledged before me on January 24, 2001 by ARTHUR HANSON AND ELIZABETH HANSON.

Ann M. Heeler  
(Notary Public for Oregon)

My commission expires 7-25-01



After recording return to:

WESTERN TITLE & ESCROW COMPANY  
16455 WILLIAM FOSS ROAD  
LA PINE, OR 97739

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

WILLIAM FRANK  
PO BOX 6511  
BEND, OR 97708

TITLE NO... K-56516  
ESCROW NO. 14-A079601

State of Oregon, County of Klamath  
Recorded 01/25/01, at 1:00 P.m.  
In Vol. M01 Page 3055  
Linda Smith,  
County Clerk Fee \$ 21

OC  
K21-