



THIS SPACE RESERVED FOR RECORDER'S USE

Vol. M01 Page 3108

After recording return to:

Wayne J. Shaffer

104 Manor Ave

Santa Cruz, CA 95060

State of Oregon, County of Klamath

Recorded 01/25/01, at 3:10 p m.

In Vol. M01 Page 3108

Linda Smith,

County Clerk Fee \$ 21.00

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

Wayne J. Shaffer

104 Manor Ave

Santa Cruz, CA 95060

Escrow No. K56489P

Title No. K56489P

STATUTORY WARRANTY DEED

LeJourn Miles Shaffer and Dorothy J. Shaffer, Grantor, conveys and warrants to Wayne J. Shaffer and Jo Shaffer, husband & wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The South 40 feet of Lots 27, 28 and 29 in Block 24 of Industrial Addition to the City of Klamath Falls, 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 \$10,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 25 day of January, 2001.

LeJourn Miles Shaffer
LeJourn Miles Shaffer

Dorothy J. Shaffer
Dorothy J. Shaffer

STATE OF OREGON

County of Klamath

} ss.

This instrument was acknowledged before me on this 25 day of January, 2001
by LeJourn Miles Shaffer and Dorothy J. Shaffer



Patricia M. Johnson
Notary Public for Oregon

My commission expires: 08/04/2004

cc
K21-