

2001 MAR -2 AM 9: 26

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WARRANTY DEED

Escrow NO.:01052424  
AFTER RECORDING RETURN TO:  
ALBERT L. BERKEY  
507 SE 38TH STREET  
ALBANY, OR 97321

State of Oregon, County of Klamath  
Recorded 03/02/01, at 9:26a.m.  
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Linda Smith,  
County Clerk Fee\$ 21.<sup>00</sup>

UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVE

ROBERT T. MARTIN, JR. AND LINDA LEE MARTIN, hereinafter called  
GRANTOR(S), convey(s) to ALBERT L. BERKEY, AN ESTATE IN FEE  
SIMPLE, hereinafter called GRANTEE(S), all that real property  
situated in the County of Klamath, State of Oregon, described  
as:

LOT 11, BLOCK 1, TRACT 1009, YONNA WOODS, IN THE COUNTY OF  
KLAMATH, STATE OF OREGON.

CODE 152, MAP 3711-3180, TAXLOT 1000

"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 30.390."

and covenant(s) that grantor is the owner of the above described  
property free of all encumbrances except covenants, conditions,  
restrictions, reservations, rights, rights of way and easements  
of record, if any, and apparent upon the land, contracts and/or  
liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may  
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is  
\$29,900.00.

In construing this deed and where the context so requires, the  
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument  
this 23rd day of March, 2001.

Robert T. Martin, Jr.  
ROBERT T. MARTIN, JR.

Linda Lee Martin  
LINDA LEE MARTIN

STATE OF Oregon, County of Klamath ss.

On this 23rd day of March, 2001, personally appeared Robert  
T. Martin, Jr. and Linda Lee Martin  
and acknowledged the foregoing instrument to be his voluntary  
act and deed.

Before me: Vickie Blankenburg  
Notary Public for Klamath Falls, OR  
My Commission Expires: 7/01/01

