

01 APR 13 AM 11:11



After recording return to:

Wes Phillips

2 Meadowbrook Ave / PO Box 1553

Sonoma, CA 95476

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

Wes Phillips

2 Meadowbrook Ave / PO Box 1553

Sonoma, CA 95476

Escrow No. K56831B

Title No. K56831B

THIS SPACE RESERVED FOR RECORDER'S USE

Vol. M01 Page 15570

State of Oregon, County of Klamath

Recorded 04/13/01, at 11:11a m.

In Vol. M01 Page 15570

Linda Smith,

County Clerk Fee \$ 21.00

STATUTORY WARRANTY DEED

Edward V. Golden and Barbara E. Golden, as tenants by the entirety; Grantor, conveys and warrants to Wes Phillips, an estate in fee simple, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 12 Block 3 Tract No. 1065, IRISH BEND, 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 \$8,500.00 (Here comply with the requirements of ORS 93.030)

Dated this 11TH day of April, 2001.

Edward V. Golden

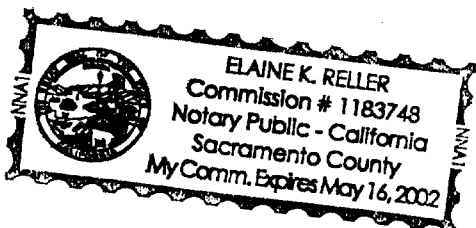
Edward V. Golden

Barbara E. Golden

Barbara E. Golden

STATE OF OREGON California
County of Sacramento } ss.

This instrument was acknowledged before me on this 11 day of April, 2001
by Edward V. Golden and Barbara E. Golden



Elaine K. Reller

Notary Public for Oregon

My commission expires: 5-16-02

K21-