

01 MAY 2 PM 1:52



THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

Don Lawless

6132 Neill Road

Grants Pass, OR 97527

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

Don Lawless

6132 Neill Road

Grants Pass, OR 97527

Escrow No. K56930S

Title No. K56930-S

### STATUTORY WARRANTY DEED

Donald G. Boldt and Toni L. Boldt, as tenants by the entirety, Grantor, conveys and warrants to Don Lawless and Lewis Lawless, not as tenants in common, with rights of survivorship, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The W 1/2 NW 1/4 NE 1/4 of Section 21, Township 35 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon. EXCEPTING an easement 60 feet wide on the North side for access.

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 \$7,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 1<sup>ST</sup> day of May, 2001

Donald G. Boldt

Donald G. Boldt

Toni L. Boldt

Toni L. Boldt

STATE OF VIRGINIA

County of Chesterfield

} ss.

This instrument was acknowledged before me on this 1 day of May, 2001  
by Donald G. Boldt and Toni L. Boldt

Donna W. Smith  
Notary Public for Oregon

My commission expires: 10/31/2002

State of Oregon, County of Klamath  
Recorded 05/02/01, at 11:52 a.m.  
In Vol. M01 Page 20012  
Linda Smith,  
County Clerk Fee \$ 21.00

K21-