

01 JUN 5 PM 3:13



After recording return to:

Stephen Walker
1128 Mountainview Circle
Napa, CA 94558

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

Stephen Walker
1128 Mountainview Circle
Napa, CA 94558

Escrow No. 0111125

Title No. K-56981

THIS SPACE RESERVED FOR RECORDER'S USE

Vol. M01 Page 26419

State of Oregon, County of Klamath
Recorded 06/05/01, at 3:18 p.m.
In Vol. M01 Page 26419
Linda Smith,
County Clerk Fee\$ 21.00

STATUTORY WARRANTY DEED

Donald G. Perkins and Lillian Perkins, as tenants by the entirety;, Grantor, conveys and warrants to Stephen E. Walker and Lynn A. Walker, husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 4 in Block 11, SUN FOREST ESTATES, Tract No. 1060, 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:
Easements, Covenants, Conditions and Restrictions of record, if any.

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 \$56,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 1 day of June, 2001.

Donald G. Perkins
Donald G. Perkins

Lillian Perkins
Lillian Perkins

STATE OF OREGON

County of Deschutes

} ss.

This instrument was acknowledged before me on this 1 day of June, 2001
by Donald G. Perkins and Lillian Perkins



Tori M. Heusser
Notary Public for Oregon

My commission expires: 10/26/2004

K21-