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MTL S3805-KR
WARRANTY DEED

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DALE H. PALMER AND VELMA E. PALMER, TRUSTEES, OR THEIR SUCCESSORS IN TRUST UNDER THE PALMER LOVING TRUST DATED APRIL 28, 1992 AND ANY AMENDMENTS THERETO, Grantor(s) hereby grant, bargain, sell, warrant and convey to: JOSEPH A. SHERMAN and STACEY M. SHERMAN, as tenants by the entirety, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

The Southerly 65 feet of Lots 11 and 12, Block 7, BUENA VISTA ADDITION, TOGETHER WITH the vacated 16 feet of Oregon Avenue adjacent to Lots 11 and 12 of Block 7, BUENA VISTA ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ACCT #3809-019CC-05300

KEY #435112

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any: and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

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 and actual consideration for this conveyance is 130,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 2504 Hawkins Street, Klamath Falls, OR 97601

Dated this 15th day of June, 2001.

THE PALMER LOVING TRUST DATED APRIL 28, 1992

BY: Dale H. Palmer Trustee
DALE H. PALMER, TRUSTEE

BY: Velma E. Palmer Trustee
VELMA E. PALMER, TRUSTEE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on June 15, 2001 by DALE H. PALMER & VELMA E. PALMER, TRUSTEES OR THEIR SUCCESSORS IN TRUST UNDER THE PALMER LOVING TRUST DATED APRIL 28, 1992.



Kristil Redd
(Notary Public for Oregon)

My commission expires 11/16/2003

ESCROW NO. MT53805-KR

Return to:

JOSEPH A. SHERMAN
2504 Hawkins Street
Klamath Falls, OR 97601

State of Oregon, County of Klamath
Recorded 06/15/01, at 3:19 p. m.
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Linda Smith,
County Clerk Fee \$ 21.00