

01 JUN 21 PM 3:39



THIS SPACE RESERVED FOR RECORDER'S USE

Vol M01 Page 29945

After recording return to:

Jerry Ward  
3333 Anderson #1  
Klamath Falls, OR 97601

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

Jerry Ward  
3333 Anderson #1  
Klamath Falls, OR 97601

Escrow No. K56689B

Title No. K56689B

### STATUTORY WARRANTY DEED

C. Roland McCarty, an estate in fee simple, Grantor, conveys and warrants to Jerry Ward, an estate in fee simple, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 18 and 20 Tract 1283, 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 \$40,000.00 (Here comply with the requirements of ORS 93.030)

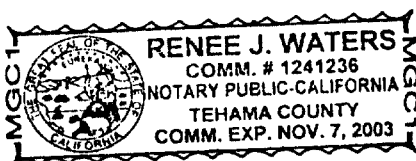
Dated this 20TH day of JUNE, 2001.

C. Roland McCarty

CALIFORNIA  
STATE OF OREGON  
County of TEHAMA

} ss.

This instrument was acknowledged before me on this 20TH day of JUNE, 2001  
by C. Roland ~~McCarty~~ McCarty



Notary Public for Oregon  
California  
My commission expires: November 7, 2003

K26-



29946

STATE OF CALIFORNIA  
COUNTY OF Tehama

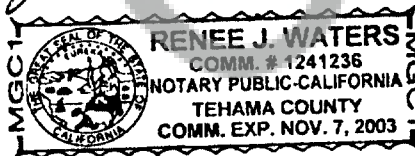
SS.

On June 20, 2001, before me, Renee J. Waters,  
personally appeared C. Roland McCarty

\_\_\_\_\_, personally known to me  
(or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/~~are~~  
subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same  
in his/~~her/their~~ authorized capacity(~~ies~~), and that by his/~~her/their~~ signature(s) on the instrument the  
person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature



(This area for official notarial seal)

State of Oregon, County of Klamath  
Recorded 06/21/01, at 3:39 p.m.  
In Vol. M01 Page 29945  
Linda Smith,  
County Clerk Fee \$ 26.00

Title of Document Statutory Warranty DeedDate of Document June 20, 2001 No. of Pages 1

Other signatures not acknowledged \_\_\_\_\_