

'01 JUN 28 PM2:59

Title Order No. 137350-SK
Escrow No. 137350-SK

After recording return to:
Jean M. Mantia
P.O. Box 781
Gilchrist, OR 97737

Name, Address, Zip
Until a change is requested all tax statements shall be sent to the following address.
Jean M. Mantia
P.O. Box 781
Gilchrist, OR 97737
Name, Address, Zip

This space reserved for recorder's use

Vol. M01 Page 31246

State of Oregon, County of Klamath
Recorded 06/28/01, at 2:54 p.m.
In Vol. M01 Page 31246
Linda Smith,
County Clerk Fee\$ 21.00

STATUTORY WARRANTY DEED

C & H Denison, Inc., an Oregon corporation, Grantor, conveys and warrants to Jean M. Mantia, Grantee, the following described real property free of encumbrances, except as specifically set forth herein situated in Klamath Falls county, OREGON, to wit:
Lot 48, Tract 1318, Gilchrist Townsite, in the County of Klamath, State of Oregon.

Tax Account 2409-19DD TL 2200
Key No. 881464

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

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 \$36,040.00. (Here comply with the requirements of ORS 93.030)

Dated this 26 day of June 2001.

C & H Denison, Inc.

BY: Clarice Denison
Clarice Denison, President

STATE OF OREGON, County of Douglas) ss.
This instrument was acknowledged before me on June, 01,
by Clarice Denison
as President
of C & H Denison, Inc.



Reaudette K. Duwain
Notary Public for Oregon
My commission expires March 5, 2004

21A