

01 JUL 31 AM 10:46



After recording return to:

Patrick Janisch

PO Box 1683

Lapine, OR 97737

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

Patrick Janisch

PO Box 1683

Lapine, OR 97737

Escrow No. K57335S

Title No. K57335-S

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath

Recorded 07/31/01 at 10:46a.m.

In Vol. M01 Page 38054

Linda Smith,

County Clerk Fee \$ 21⁰⁰

STATUTORY WARRANTY DEED

James Bamford and Eileen Warner as tenants in common, Grantor, conveys and warrants to Patrick Janisch and Linda Janisch, as tenants by the entirety; Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lots 21 and 22 in Block 8 and an undivided 1/49th of Lot 1, Block 11, Tract 1161, High Country Ranch, 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 \$35,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 25th day of July, 2001

James Bamford

James Bamford

Eileen Warner

Eileen Warner

STATE OF OREGON

County of Klamath

} ss.

This instrument was acknowledged before me on this 25th day of July, 2001
by James Bamford and Eileen Warner



[Signature]
Notary Public for Oregon
My commission expires: 8/2/03

K21