

01 AUG 3 PM 3:08



After recording return to:

Grace E. Augustine

629 North 3rd Street

Klamath Falls, OR 97601

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

Grace E. Augustine

629 North 3rd Street

Klamath Falls, OR 97601

Escrow No. K57312S

Title No. K57312-S

THIS SPACE RESERVED FOR RECORDER'S USE

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### STATUTORY WARRANTY DEED

Linda Grover, Grantor, conveys and warrants to Grace E. Augustine, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lots 4, 5, 6 and 7 in Block 37 First Addition to the City of Klamath Falls, 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 \$115,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 25th day of July, 2001

Linda Grover

STATE OF OREGON

County of Klamath

} Washington  
ss. DC

This instrument was acknowledged before me on this 25<sup>th</sup> day of July, 2001  
by Linda Grover

Joceyline F. Jaundoo

Notary Public for Oregon

My commission expires: 6-14-04

JOCEYLINE F. JAUNDOO  
NOTARY PUBLIC, DISTRICT OF COLUMBIA  
MY COMMISSION EXPIRES: JUNE 14, 2004

State of Oregon, County of Klamath  
Recorded 08/03/01 at 3:08 p m.  
In Vol. M01 Page 39047  
Linda Smith,  
County Clerk Fee \$ 21.00

\$212