

01 SEP 6 PM 3:32



After recording return to:

Daniel J. Montana

2923 Galaxy Way

Grants Pass, OR 97527

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

Daniel J. Montana

2923 Galaxy Way PO Box 497

Grants Pass, OR 97527 KERO, OR 97627

Escrow No. K57448S

Title No. K57448-S

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath

Recorded 09/06/01 at 3:32 p. m.

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Linda Smith,

County Clerk Fee\$ 21.00

STATUTORY WARRANTY DEED

John A. Babb and Janice K. Babb, as tenants by the entirety, Grantor, conveys and warrants to Daniel J. Montana and Susan M. Montana, as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 5 in Block 31 of FIFTH ADDITION TO KLAMATH RIVER ACRES, 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 \$102,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 10th day of September, 2001

John A. Babb

John A. Babb

Janice K. Babb

Janice K. Babb

STATE OF OREGON

County of Klamath

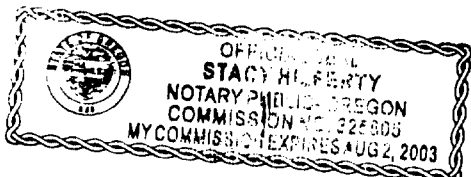
} ss.

This instrument was acknowledged before me on this 10th day of September, 2001 by John A. Babb and Susan M. Babb

Stacy Hilbert
Notary Public for Oregon

My commission expires:

8-20-03



K21