

01 OCT 26 PM 3:21



After recording return to:

Michael A. Cooper  
1919 Lowell Street  
Klamath Falls, OR 97601

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

Michael A. Cooper  
1919 Lowell Street  
Klamath Falls, OR 97601

Escrow No. K57797S

Title No. K57797-S

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath  
Recorded 10/26/01 at 3:21 p.m.  
In Vol. M01 Page 54756  
Linda Smith,  
County Clerk Fee\$ 21<sup>00</sup>

### STATUTORY WARRANTY DEED

Kelly A. Earhart, Grantor, conveys and warrants to Michael Alan Cooper, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The Northeasterly 50 feet of Lots 9 and 10 Block 5 Hillside 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 \$103,500.00 (Here comply with the requirements of ORS 93.030)

Dated this 23 day of October, 2001.

Kelly A. Earhart

Kelly A. Earhart

STATE OF Ga  
County of Macon } ss.

This instrument was acknowledged before me on this 23 day of October, 2001  
by Kelly A. Earhart

Arlene N Walker  
Notary Public for Oregon  
My commission expires: 4/30/2005



ARLENE N. WALKER  
Notary Public  
STATE OF GEORGIA  
My Comm. Exp. 4/30/2005