

01 OCT 31 PM 3:09



THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath
Recorded 10/31/01 at 3:09 p. m.
In Vol. M01 Page 55861
Linda Smith,
County Clerk Fee \$ 21⁰⁰

After recording return to:
Mark Steege
403 Torrey Street
Klamath Falls, OR 97601

Until a change is requested all tax statements shall be sent to the following address:
Mark Steege
403 Torrey Street
Klamath Falls, OR 97601

Escrow No. K57790S
Title No. K57790-S

STATUTORY WARRANTY DEED

Charles H. Benson and Deborah M. Benson, as tenants by the entirety; Grantor, conveys and warrants to Mark K. Steege and Donna M. Steege, as tenants by the entirety; Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lots 11 and 12 in Block 7 of KLAMATH LAKE 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 \$77,250.00 (Here comply with the requirements of ORS 93.030)

Dated this 25 day of October 2001.

Charles H. Benson
Charles H. Benson by Deborah M. Benson, Attorney in Fact
Deborah M. Benson
Deborah M. Benson

STATE OF OREGON
County of Klamath } ss.

This instrument was acknowledged before me on this 25 day of October, 2001 by Deborah M. Benson and Charles H. Benson

Stacy Hilferty
Notary Public for Oregon
My commission expires: 8-2-03



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