



After recording return to:

Ross M. Wise Jr.

5533 Summers Lane

Klamath Falls, OR 97603

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

Ross M. Wise Jr.

Escrow No. K58341S

Title No. K58341S

THIS SPACE RESERVED FOR RECORDER'S USE

Vol M02 Page 16117

State of Oregon, County of Klamath

Recorded 03/19/2002 3:04 p m.

Vol M02, Pg 16117

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

02 MAR 19 PM3:04

STATUTORY WARRANTY DEED

Carol S. Trunnell, Grantor, conveys and warrants to Ross M. Wise Jr., Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lots and 22 and 23 of ELMWOOD PARK, 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 \$84,500.00 (Here comply with the requirements of ORS 93.030)

Dated this 18th day of March, 2002.

Carol S. Trunnell

Carol S. Trunnell

STATE OF OREGON

County of KLAMATH

} ss.

This instrument was acknowledged before me on this 18th day of March, 2002
by Carol S. Trunnell



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

K21