



After recording return to:

James P. Scott

10105 Wright Avenue 5410 Sylvia Ave  
Klamath Falls, OR 97603

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

James P. Scott

10105 Wright Avenue 5410 Sylvia Ave  
Klamath Falls, OR 97603

Escrow No. K58408S

Title No. K58407-S

THIS SPACE RESERVED FOR RECORDER'S USE

Vol M02 Page 16674

State of Oregon, County of Klamath

Recorded 03/21/2002 2:58 p. m.

Vol M02. Pg 16674

Linda Smith. County Clerk

Fee \$ 21.00 # of Pgs 1

'02 MAR 21 PM 2:58

### STATUTORY WARRANTY DEED

Donald Arnold and Rita Arnold, Grantors and Trustees and subsequent Trustees of the Donald and Rita Arnold Trust, Grantor, conveys and warrants to James P. Scott and Kimberly A. Scott, as tenants by the entirety; Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 1 Block 11 Second Addition to Cypress Villa, 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 \$103,000.00 (Here comply with the requirements of ORS 93.030)

THE EXECUTION OF THIS DEED DIRECTLY TO THE GRANTEE NAMED IS DONE AT THE DIRECTION OF STARKER SERVICES, INC., AS PART OF A TAX DEFERRED EXCHANGE FOR THE BENEFIT OF SAID GRANTEE.

Dated this 20<sup>th</sup> day of March, 2002

The Donald and Rita Arnold Trust

BY: Donald Arnold

Donald Arnold, Trustee

BY: Rita Arnold

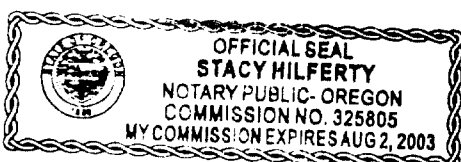
Rita Arnold, Trustee

STATE OF OREGON

County of KLAMATH

} ss.

This instrument was acknowledged before me on this 20 day of March, 2002  
by Donald Arnold and Rita Arnold, Trustees of the Donald and Rita Arnold Trust



Stacy Hilferty  
Notary Public for Oregon

My commission expires: 8-2-03

K21