

02 APR 17 AM 10:52



After recording return to:

BARBARA Stuen / HARLEY PATRICK
2314 Vanlandingham Rd.
Klamath Falls, OR 97603

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

SAME

Escrow No. K58561S

Title No. K58561-S

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath

Recorded 04/17/2002 10:52 a m.

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

STATUTORY WARRANTY DEED

George E. McMahan and Helen M. McMahan, as tenants by the entirety; Grantor, conveys and warrants to Harley Patrick, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 9 in Block 29 Hot Springs 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 \$33,500.00 (Here comply with the requirements of ORS 93.030)

Dated this 16th day of April, 2002.

George E. McMahan

Helen M. McMahan

STATE OF OREGON

County of Klamath } ss.

This instrument was acknowledged before me on this 16 day of April, 2002
by George E. McMahan and Helen M. McMahan

Notary Public for Oregon

My commission expires: 8-2-03



#212