



After recording return to:
Charles Masten

4027 Monrovia Way
Klamath Falls, OR

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

Charles Masten

4027 Monrovia Way
Klamath Falls, OR

Escrow No. K58683S

Title No. K58683-S

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath

Recorded 05/03/2002 11:03 a m.

Vol M02, Pg 26575

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

'02 MAY 3 AM 11:03

STATUTORY WARRANTY DEED

Charles Grant Kerr, Trustee of the Nellie E. Kerr Trust u.a.d. April 6, 2001, Grantor, conveys and warrants to Charles Masten and Selena Masten, husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 2, Block 4, Tract 1035, GATEWOOD, 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.

THE EXECUTION OF THIS DEED DIRECTLY TO THE GRANTEE NAMED IS DONE AT THE DIRECTION OF LAND AMERICA EXCHANGE COMPANY AS PART OF A TAX DEFERRED EXCHANGE FOR THE BENEFIT OF SAID GRANTEE.

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 \$107,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 2nd day of May, 2002

The Nellie E. Kerr Trust

By: Charles Grant Kerr
Charles Grant Kerr, Trustee

STATE OF OREGON

County of Klamath } ss.

This instrument was acknowledged before me on this 2 day of May, 2002
by Charles Grant Kerr, Trustee of the Nellie E. Kerr Trust



[Signature]
Notary Public for Oregon

My commission expires: 8-2-03

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