



After recording return to:

Steven P. Ertzberger

4417 La Habra

Klamath Falls, OR 97603

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

Steven P. Ertzberger

4417 La Habra

Klamath Falls, OR 97603

Escrow No. K58829S

Title No. K58829-S

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath

Recorded 06/07/2002 2:23 p. m.

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Linda Smith, County Clerk

Fcc \$ 21.00 # of Pgs 1

02 JUN 7 PM2:23

STATUTORY WARRANTY DEED

Charles A. Connell and Joann T. Connell, as tenants by the entirety; Grantor, conveys and warrants to Steven P. Ertzberger, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 7, Block 22, NINTH ADDITION TO SUNSET VILLAGE, 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 \$245,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 5th day of June 2002.

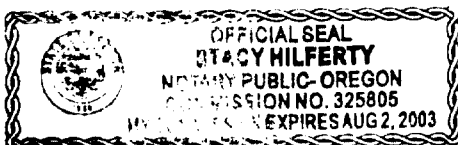
Charles A. Connell
Charles A. Connell

Joann T. Connell
Joann T. Connell

STATE OF OREGON

County of Klamath } ss.

This instrument was acknowledged before me on this 5th day of June, 2002
by Charles A. Connell and Joann T. Connell



[Signature]
Notary Public for Oregon

My commission expires: 8-2-03

K21-