



THIS SPACE RESERVED FOR RECORDER'S USE

mtz 57345 -KR

After recording return to:
SHERRI L. BOYD
5081 HARLAN DRIVE
KLAMATH FALLS, OR 97603

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Until a change is requested all tax statements shall be sent to the following address:
SHERRI L. BOYD
5081 HARLAN DRIVE
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 06/11/2002 3:11 p. m.
Vol M02, Pg 34233
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

Escrow No. MT57345-KR
Title No. _____

'02 JUN 11 PM3:11

WARRANTY DEED

CAROL A. HOSKINS,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
SHERRI L. BOYD & STANLEY C. SMITH, AS TENANTS IN COMMON, EACH AS TO AN UNDIVIDED 1/2 INTEREST
Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

PLEASE SEE ATTACHED EXHIBIT A"

ACCT #3909-011AB-05500 KEY #548955

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:

SUBJECT TO: A JUDGMENT FOR THE AMOUNT HEREIN STATED AND ANY OTHER AMOUNTS DUE IN CASE #96-4340CV, ENTERED DECEMBER 23, 1996 IN THE AMOUNT OF \$5,185.46 PLUS INTEREST AGAINST STAN SMITH DBA STAN SMITH CONSTRUCTION, AS DEBTOR IN FAVOR OF QMI BUILDING SUPPLY INC., AN OREGON CORPORATION, AS CREDITOR. THE ABOVE NAMED GRANTEEES AGREE TO ASSUME AND PAY IN FULL THE ABOVE DESCRIBED JUDGMENT.

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is \$ 75,000.00.

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.

Dated this 11th day of JUNE, 2002.

Carol A. Hoskins
CAROL A. HOSKINS

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on June 11, 2002 by CAROL A. HOSKINS.

Kristil J. Redd
(Notary Public for Oregon)

My commission expires 11/16/2003

