



THIS SPACE RESERVED FOR RECORDER'S USE

MT 57345-KR

After recording return to:

SHERRI L. BOYD

5081 HARLAN DRIVE

KLAMATH FALLS, OR 97603

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

Escrow No. MT57345-KR

Title No.

Vol M02 Page 34233

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

'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 GRANTEES 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 Redd*  
(Notary Public for Oregon)



My commission expires

11/16/2003