



THIS SPACE RESERVED FOR RECORDER'S USE
MTC 57604-TM

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After recording return to:

JOHN W. BECKSTRAND

5180 STARLIT COURT

KLAMATH FALLS, OR 97603

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

JOHN W. BECKSTRAND

5180 STARLIT COURT

KLAMATH FALLS, OR 97603

Escrow No. MT57604-TM

Title No. _____

State of Oregon, County of Klamath

Recorded 08/02/2002 11:02 a m.

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

'02 AUG 2 AM 11:02

WARRANTY DEED

GORDON K. SHAW and MARGARET E. SHAW, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
JOHN W. BECKSTRAND and DAWN M. BECKSTRAND, as tenants by the entirety
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:

Lot 18 in Block 4 of TRACT NO. 1035, GATEWOOD, according to the official
plat thereof on file in the office of the County Clerk of Klamath County,
Oregon.

KEY#570894

3909-014AC-05100-000

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:
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 \$ 114,500.00.

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 30 day of July 2002.

Gordon K. Shaw
GORDON K. SHAW

Margaret E. Shaw
MARGARET E. SHAW

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on July 30 2002, by
GORDON K. SHAW AND MARGARET E. SHAW.

Tamara L. McDaniel
(Notary Public for Oregon)

My commission expires 12/17/05

