

2 SEP 10 PM 3:29



THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

Theodore N. Emard

10117 Wright Avenue

Klamath Falls, OR 97603

State of Oregon, County of Klamath

Recorded 09/10/2002 3:29 P m.

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

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

Theodore N. Emard

10117 Wright Avenue

Klamath Falls, OR 97603

Escrow No. K59175S

Title No. K59175S

### STATUTORY WARRANTY DEED

Wesley B. Lovell and Meghan A. Lovell, as tenants by the entirety; Grantor, conveys and warrants to Theodore N. Emard and Dorothy L. Emard; husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Falcon Heights Condominium Unit Number 10117, Stage 2, Falcon Heights Condominium, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

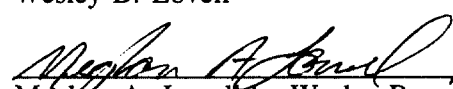
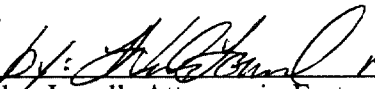
This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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 \$82,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 28th day of August 2002.

  
Wesley B. Lovell

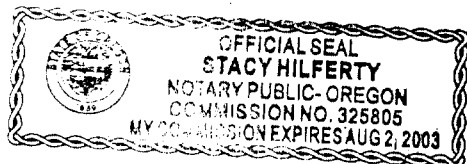
 by:  Attorney in Fact  
Meghan A. Lovell by Wesley Brandon Lovell, Attorney in Fact

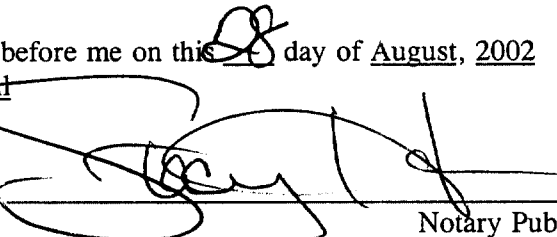
STATE OF OREGON

County of KLAMATH

} ss.

This instrument was acknowledged before me on this 28 day of August, 2002  
by Wesley B. Lovell and Meghan A. Lovell



  
Notary Public for Oregon  
My commission expires: 8-2-03

#212