



mtc 58688-uw

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

MICHAEL LEE EDWARDS

17309 SW 7TH STREET

PENBROKE PINES, FL 33029

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

MICHAEL LEE EDWARDS

17309 SW 7TH STREET

PENBROKE PINES, FL 33029

Escrow No. MT58688-LW

Title No. _____

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State of Oregon, County of Klamath

Recorded 12/03/2002 3:03 p m.

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Linda Smith, County Clerk

Fee \$ 21⁰⁰ # of Pgs 1

'02 DEC 3 PM3:03

WARRANTY DEED

KARL R. KLEP and ROSEMARY J. KLEP, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
MICHAEL LEE EDWARDS and SHERLY F. EDWARDS, 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 45, RUNNING Y RESORT, PHASE I, according to the official plat thereof on
file in the office of the County Clerk of Klamath County, Oregon.

3808-004D0-02900-000

881314

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 \$ 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 29 day of Nov., 2002.

Karl R. Klep
KARL R. KLEP
Rosemary J. Klep
ROSEMARY J. KLEP

State of Oregon
County of Deschutes

This instrument was acknowledged before me on November 29, 2002 by KARL
R. KLRP AND ROSEMARY J. KLEP.

Carol E Verre
(Notary Public for Oregon)
My commission expires March 2 2006

