

02 DEC 31 PM 3:14



After recording return to:  
LuAnn Shank  
4501 Bristol  
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:  
LuAnn Shank  
4501 Bristol  
Klamath Falls, OR 97603

Escrow No. K59919C  
Title No. K59919C

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath  
Recorded 12/31/2002 3:14 p. m.  
Vol M02, Pg 76731  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

### STATUTORY WARRANTY DEED

Lindsey M. Miller, Grantor, conveys and warrants to LuAnn Shank, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 12 in Block 4 of FIRST ADDITION TO BUREKER PLACE, 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 \$132,500.00 (Here comply with the requirements of ORS 93.030)

Dated this 24 day of December, 2002.

Lindsey M. Miller  
Lindsey M. Miller

STATE OF OREGON  
County of Klamath } ss.

This instrument was acknowledged before me on this 24 day of December, 2002 by Lindsey M. Miller

Susan Marie Campbell  
Notary Public for Oregon



My commission expires: 3-27-06

k21.-