



After recording return to:
Robert McDaniel and April McDaniel
15951 Parkway
La Pine, OR 97739

Until a change is requested all tax statements
shall be sent to the following address:
Robert McDaniel and April McDaniel
15951 Parkway
La Pine, OR 97739

File No.: 7064-97161 (LAT)
Date: January 23, 2003

THIS SP **State of Oregon, County of Klamath**
Recorded 02/07/2003 10:58a m.
Vol M03 Pg 07730-31
Linda Smith, County Clerk
Fee \$ 2600 # of Pgs 2

STATUTORY WARRANTY DEED

James G. Richards and Sandra Lee Richards as tenants by the entirety, Grantor, conveys and warrants to **Robert McDaniel and April McDaniel, husband and wife**, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 2 Block 5 River Pine Estates, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions, reservations, easements for public utilities, districts, water companies, alleys and streets, rights and rights of way of record, if any; also exceptions of oil, gas, minerals and hydrocarbons, and/or lease, if any, without the right of surface entry.

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 **\$9,500.00**. (Here comply with requirements of ORS 93.030)

Kale.

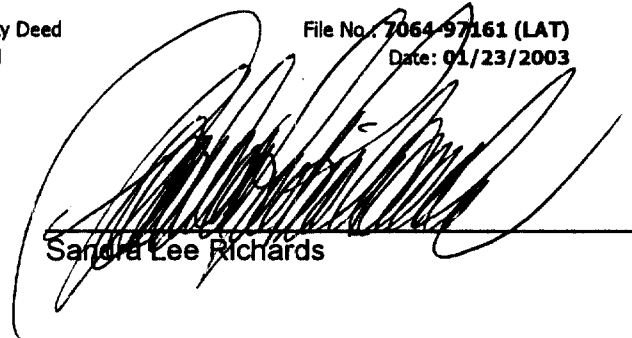
07731

APN: 131887

Statutory Warranty Deed
- continued

File No. 7064-97161 (LAT)
Date: 01/23/2003


James G. Richards

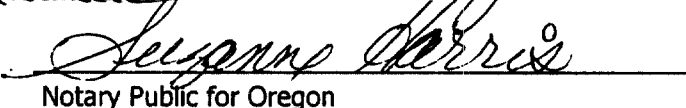

Sandra Lee Richards

STATE OF Oregon)

County of ~~Kern~~ *Clatsop*) ss.

This instrument was acknowledged before me on this 5th day of February, 2003
by ~~James G. Richards and Sandra Lee Richards~~




Notary Public for Oregon

My commission expires: 11-23-2005

STATE OF OREGON)

County of Deschutes) ss.

This instrument was acknowledged before me on this 6th day of February, 2003
by SANDRA LEE RICHARDS




Notary Public for Oregon

My commission expires: 02-05-2006