

03 FEB 27 PM 1:20



After recording return to:
William E. Akins, Jr.
3803 Kelley Drive
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
William E. Akins, Jr.
3803 Kelley Drive
Klamath Falls, OR 97603

File No.: 7021-90676 (SAC)
Date: February 21, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

Vol M03 Page 11979

State of Oregon, County of Klamath
Recorded 02/27/2003 1:20 p.m.
Vol M03 Pg 11979-80
Linda Smith, County Clerk
Fee \$ 26 # of Pgs 2

STATUTORY WARRANTY DEED

Bruce L. Durant and Trudie D. Durant, as tenants by the entirety, Grantor, conveys and warrants to **William E. Akins, Jr.**, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 16 in Block 1 of Kelene Gardens, 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: 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 **\$87,500.00**. (Here comply with requirements of ORS 93.030)

K26.

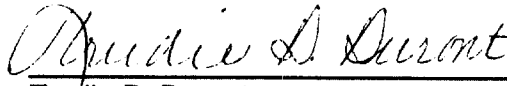
11980

APN: R576861

Statutory Warranty Deed
- continued

File No.: 7021-90676 (SAC)
Date: 02/21/2003


Bruce L. Durant


Trudie D. Durant,

STATE OF Oregon)
County of Klamath) ss.

This instrument was acknowledged before me on this 21 day of February, 2003
by **Bruce L. Durant and Trudie D. Durant,**


Notary Public for Oregon

My commission expires: 8-2-03

