

03 APR 15 PM 3:11



After recording return to:
Robert L. Randall and Julie A. Randall
45805 Gift Road
Bonanza, OR 97623

Until a change is requested all tax statements
shall be sent to the following address:
Robert L. Randall and Julie A. Randall
45805 Gift Road
Bonanza, OR 97623

File No.: 7021-110769 (cs)
Date: April 07, 2003

Vol M03 Page 23984

State of Oregon, County of Klamath
Recorded 04/15/2003 3:11 p.m.
Vol M03 Pg 23984-85
Linda Smith, County Clerk
Fee \$ 26 # of Pgs 2

STATUTORY WARRANTY DEED

Dan R. Kurtz, Grantor, conveys and warrants to **Robert L. Randall and Julie A. Randall**, as tenants by the entirety, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Government Lots 3 and 4 and the SE 1/4 of the SW 1/4 of Section 18, Township 40 South, Range 14 East of the Willamette Meridian, in the County of Klamath, State of Oregon. Excepting that portion conveyed to the United States of America by deed recorded June 30, 1924, in Book 64 at page 271, records 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 **\$185,000.00**. (Here comply with requirements of ORS 93.030)

Kab. -

23985

APN: 115574, 115583

Statutory Warranty Deed
- continued

File No.: 7021-110769 (cs)
Date: 04/07/2003

Dan R. Kurtz
Dan R. Kurtz

STATE OF ~~Oregon~~ Arizona,
County of ~~Klamath~~ LaPaz)ss.

This instrument was acknowledged before me on this 9 day of April, 2003
by **Dan R. Kurtz**.

Sherrie R. Lowe
Notary Public for ~~Oregon~~ Arizona

My commission expires:

