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STATE OF OREGON, 1 cc



STEPHEN J. KELLER & REBECCA A. HOPPE

Grantor's Name and Address
JOE KELLER CONSTRUCTION, INC.

Grantee's Name and Address

After recording, return to (Name, Address, Zip):
JOE KELLER CONSTRUCTION, INC.

Until requested otherwise, send all tax statements to (Name, Address, Zip):
NO CHANGE

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 04/23/2003 3:13 p. m.
Vol M03 Pg 26132
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

puty.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that STEPHEN J. KELLER & REBECCA A. HOPPE, as tenants
in common
hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by
JOE KELLER CONSTRUCTION, INC., an Oregon corporation
hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,
that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,
situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 3 in Block 25 of Tract 1194, TENTH ADDITION TO SUNSET VILLAGE, according to
the official plat thereof on file in the office of the County Clerk of Klamath
County, Oregon

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized
in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):
except those of record and those apparent upon the land, if any, as of the date of this
deed

and that
grantor will warrant and forever defend the 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 paid for this transfer, stated in terms of dollars, is \$ 32,000.00. ~~However, the~~
~~actual consideration consists of or includes other property or value given or promised which is~~ ☐ the whole ☐ part of the (indicate
~~which) consideration. (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)~~

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be
made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on April 22, 2003; if grantor
is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so
by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN
THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGU-
LATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON
ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPRO-
PRIATE 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.

Stephen J. Keller
STEPHEN J. KELLER

Rebecca A. Hoppe
REBECCA A. HOPPE

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on April 22, 2003
by STEPHEN J. KELLER & REBECCA A. HOPPE

This instrument was acknowledged before me on _____
by _____
as _____
of _____



Kristil Redd
Notary Public for Oregon

My commission expires 11/16/2003

4,21.00+