

03 MAY 28 PM 3:27

MTC- 60840 MS



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THIS SPACE State of Oregon, County of Klamath
Recorded 05/28/2003 3:27 p. m.
Vol M03 Pg 35997
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

After recording return to:

JOHN EVATT

3964 CLINTON AVENUE

KLAMATH FALLS, OR 97603

Until a change is requested all
tax statements shall be sent to
The following address:

JOHN EVATT

3964 CLINTON AVENUE

KLAMATH FALLS, OR 97603

Escrow No. MT60840-MS

WARRANTY DEED

WILLIAM H. ENGLISH, JR. and RHONDA ENGLISH, as tenants in common, Grantor(s) hereby grant, bargain, sell, warrant and convey to:
JOHN EVATT and KRISTINA EVATT, as tenants by the entirety, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

TRACT 7 OF LANDIS PARK, ACCORDING TO THE OFFICIAL PLAT THEREOF OF FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

545128

3909-010DA-03500

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said 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 for this conveyance is \$79,500.00.

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.

Dated this 27th day of May, 2003.

William H. English, Jr.
WILLIAM H. ENGLISH, JR.

Rhonda English
RHONDA ENGLISH

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 27, 2003 by WILLIAM H. ENGLISH, JR. and RHONDA ENGLISH.



Kristi L. Redd
(Notary Public for Oregon)
My commission expires 11/16/2003

21.00