

MTC- 61062 MS

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

JAMES D. LEGGETT2323 ORCHARD AVENUEKLAMATH FALLS, OR 97601

State of Oregon, County of Klamath

Recorded 06/20/2003 3:04 p m.Vol M03 Pg 42328

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

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

JAMES D. LEGGETT2323 ORCHARD AVENUEKLAMATH FALLS, OR 97601

Escrow No. MT61062-MS

WARRANTY DEED

DYLAN A. KENNEDY and ANGELA S. KENNEDY, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to JAMES D. LEGGETT and ANGELA K. LEGGETT, husband and wife, 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:

THE EAST 40 FEET OF LOT 360, BLOCK 123, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

481561

3809-033AD-06900

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 \$62,500.00.

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.

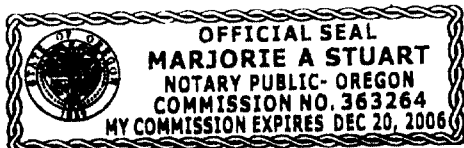
Dated this 20th day of June 2003.

DYLAN A. KENNEDY

ANGELA S. KENNEDY

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on June 20 2003 by DYLAN A. KENNEDY and ANGELA S. KENNEDY.



(Notary Public for Oregon)

My commission expires 12-20-06