



After recording return to:  
James C. Jones and Sally N. Jones  
Lot 167 Kestrel Road  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
James C. Jones and Sally N. Jones  
Lot 167 Kestrel Road  
Klamath Falls, OR 97601

File No.: 7021-253599 (SAC)  
Date: August 21, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath  
Recorded 08/26/2003 3:08 p m  
Vol M03 Pg 62833-32  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

### STATUTORY WARRANTY DEED

**James W. Broderick and Jill K. Broderick as tenants by the entirety, Grantor, conveys and warrants to James C. Jones and Sally N. Jones as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:**

**Lot 167 of Running Y Resort, Phase 2 Plat, 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:**

1. The **2003-2004** Taxes, a lien not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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 **\$65,900.00**. (Here comply with requirements of ORS 93.030)

62834

APN: 881381

Statutory Warranty Deed  
- continued

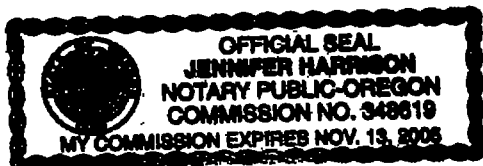
File No.: 7021-253599 (SAC)  
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James W. Broderick  
James W. Broderick

Jill K. Broderick  
Jill K. Broderick

STATE OF Oregon )  
County of ~~Klamath~~ Deschutes )ss.

This Instrument was acknowledged before me on this 22 day of Aug, 2003  
by James W. Broderick and Jill K. Broderick.



Jennifer Harrison  
Notary Public for Oregon  
My commission expires: 11/13/05