

08 SEP 5 AM 1:50

Vol M03 Page 65907



After recording return to:
Robert W. Brewer
11099 Salinas Street
Castroville, CA 95012

Until a change is requested all tax statements
shall be sent to the following address:
Robert W. Brewer
11099 Salinas Street
Castroville, CA 95012

File No.: 7061-255633 (KNQ)
Date: August 28, 2003

THIS SPACE	State of Oregon, County of Klamath
	Recorded 09/05/03 <u>11:50 a</u> m
	Vol M03 Pg <u>65907-08</u>
	Linda Smith, County Clerk
	Fee \$ <u>26</u> # of Pgs <u>2</u>

STATUTORY WARRANTY DEED

Jim R. Thomason, an estate in fee simple, Grantor, conveys and warrants to **Robert W. Brewer**, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 10 in Block 8 of Sun Forest Estates, Tract 1060, 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, reservations, easements for public utilities, districts, water companies, alleys and streets, rights and rights of way of record, if any; also exceptions of oil, gas, minerals and hydrocarbons, and/or lease, if any, without the right of surface entry.

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 **\$11,500.00**. (Here comply with requirements of ORS 93.030)

262

65908

APN: 141439

Statutory Warranty Deed
- continued

File No.: 7061-255633 (KMQ)
Date: 08/28/2003

Jim R. Thomason
Jim R. Thomason

STATE OF Oregon

County of Deschutes

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This instrument was acknowledged before me on this 4th day of Sept., 2003
by Jim R. Thomason.



Kerenia Quinn
Kerenia Quinn, Notary Public for Oregon

My commission expires: 07/29/04