

08 SEP 16 PM 10:21

After Recording Return to:

JEFFREY LEO BENOIT

KRISTIN ELAINE WORTHLEY BENOIT

12534 Valley View St. #341
Garden Grove, Ca 92845

Until a change is requested all tax statements
Shall be sent to the following address:

JEFFREY LEO BENOIT

KRISTIN ELAINE WORTHLEY BENOIT

Same As Above

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State of Oregon, County of Klamath

Recorded 09/16/03 10:21 a m

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

ATE 51689

WARRANTY DEED

(INDIVIDUAL)

THOMAS W. SMITH and EDITH A. SMITH, herein called grantor, convey(s) to JEFFREY LEO BENOIT and KRISTIN ELAINE WORTHLEY BENOIT, HUSBAND AND WIFE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 11, Block 36, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$116,500.00.

(here comply with the requirements of ORS 93.930)

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 September 8, 2003.

Thomas W. Smith

THOMAS W. SMITH

Edith A. Smith

EDITH A. SMITH

STATE OF OREGON, County of Klamath) ss.

On 9-12-03 personally appeared the above named THOMAS W. SMITH and EDITH A. SMITH and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00057689

Before me: Adrien Fleek

Notary Public for Oregon

My commission expires: 12-3-06

Official Seal

