

03 OCT 6 PM 3:35



After recording return to:
Nancy M. Welch
5425 Seagull
Bonanza, OR 97623

Until a change is requested all tax statements
shall be sent to the following address:
Nancy M. Welch
5425 Seagull
Bonanza, OR 97623

File No.: 7021-268970 (SAC)
Date: September 29, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 10/06/03 3:36 p.m.
Vol M03 Pg 74547-74548
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Delmer L. Oleman and Shirley Oleman as tenants by the entirety, Grantor, conveys and warrants to **Nancy M. Welch**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lots 26 and 27 Block 49 Klamath Falls Forest Estates Highway 66 Unit, Plat No. 2, 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. 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 **\$155,000.00**. (Here comply with requirements of ORS 93.030)

26K

APN: 469843

Statutory Warranty Deed
- continuedFile No.: 7021-269970 (SAC)
Date: 09/29/2003

Delmer L. Oleman
Delmer L. Oleman

Shirley Oleman
Shirley Oleman

STATE OF Oregon)
County of Klamath)ss.
)

This Instrument was acknowledged before me on this 30th day of September 2003
by **Delmer L. Oleman and Shirley Oleman.**

[Signature]

Notary Public for Oregon
My commission expires: 8-2-07

