

03 OCT 20 AM 11:42



After recording return to:  
Peggy J. Blaggi  
20874 Adams Point Road  
Merrill, OR 97633

Until a change is requested all tax statements shall be sent to the following address:  
Peggy J. Blaggi  
20874 Adams Point Road  
Merrill, OR 97633

File No.: 7021-273076 (cs)  
Date: October 13, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath  
Recorded 10/20/03 11:42 a.m  
Vol M03 Pg 77801-02  
Linda Smith, County Clerk  
Fee \$ 26<sup>00</sup> # of Pgs 2

**STATUTORY WARRANTY DEED**

**Keith E. Lemos and Kimberly A. Lemos as tenants by the entirety, Grantor, conveys and warrants to Peggy Blaggi, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:**

**Parcel 2 of Land Partition 12-93, situated in the N 1/2 of the NE 1/4 of Section 3, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.**

**This property is free from liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record, contracts and/or liens for irrigation and/or drainage.**

- 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 **\$161,000.00**. (Here comply with requirements of ORS 93.030)

96 K

APN: 873350

Statutory Warranty Deed  
- continued

File No.: 7021-273076 (ca)  
Date: 10/13/2003

Keith E. Lemos  
Keith E. Lemos

Kimberly A. Lemos  
Kimberly A. Lemos

STATE OF Oregon )  
County of Klamath )ss.  
)

This instrument was acknowledged before me on this 20 day of October, 2003  
by Kimberly A. Lemos and Keith E. Lemos.

Susan Marie Campbell



Notary Public for Oregon  
My commission expires: 3-27-06