NTC-62755

'03 NOV 24 AM 9:33

AmeriTitle
Part Of The JELD-WEN Family

Vol M03 Page 86248

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 11/24/03 9:33 a m
Vol M03 Pg 86248
Linda Smith, County Clerk
Fee $ 21.00 # of Pgs 1

After recording return to:
JEFFREY D. BROWN
1990 WOODSIDE DRIVE
Medford, OR 97501

Until a change is requested all tax statements shall be sent to The following address:

JEFFREY D. BROWN
1990 WOODSIDE DRIVE
Medford, OR 97501

Escrow No. AP0760352

WARRANTY DEED

DALLAS MARCY and DOROTHY R. MARCY, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to **JEFFREY D. BROWN and KELLY L. BROWN, husband and wife, tenants by the entirety,** Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of **KLAMATH** and State of Oregon, to wit:

LOT 3 IN BLOCK 3 OF TRACT NO. 1051, LAKEWOODS, UNIT NO. 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KALMATH COUNTY OREGON.

3805-005BO-04400-000 **BLK 3 LOT 3**

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is **$60,000.00.**

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 this 17th day of Nov 2003.

Dallas Marcy
DALLAS MARCY

Dorothy R. Marcy
DOROTHY R. MARCY

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on November 17th, 2003 by DALLAS MARCY and DOROTHY R. MARCY.

M. J. Weissgerber
(Notary Public for Oregon)

My commission expires 11/18/06

OFFICIAL SEAL
M. J. WEISSGERBER
NOTARY PUBLIC-OREGON
COMMISSION NO. 363071
MY COMMISSION EXPIRES NOV. 18, 2006

21.00

Unofficial Copy