

Vol M03 Page 87229



After recording return to:
Mikael J. Johnson and Patricia M. Johnson

Until a change is requested all tax statements shall be sent to the following address:
Mikael J. Johnson and Patricia M. Johnson

File No.: 7021-298737 (SAC)
Date: November 17, 2003

THIS SPACE RESERVED FOR RECORDING USE

State of Oregon, County of Klamath
 Recorded 11/26/03 11:40 a m
 Vol M03 Pg 87229-30
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Benson & Harris, Inc., an Oregon corporation, Grantor, conveys and warrants to Mikael J. Johnson and Patricia M. Johnson as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 11 in Block 44 Hillside Addition to the City of Klamath Falls, 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 \$14,500.00. (Here comply with requirements of ORS 93.030)

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APN: 305743

Statutory Warranty Deed
- continued

File No.: 7021-298737 (BAC)
Date: 11/17/2003

Benson & Harris, Inc., an Oregon corporation

David P. Henzel

By: David P. Henzel, a registered agent
of the dissolved corporation

STATE OF *Oregon*)
County of *Washington*)ss.

This instrument was acknowledged before me on this 25th day of November, 2003
by David P. Henzel as a registered agent of the dissolved corporation of Benson & Harris, Inc., an Oregon
corporation, on behalf of the .

[Signature]

Notary Public for *Oregon*
My commission expires: *10/24/2007*

