

03 DEC 16 PM 3:07

Vol M03 Page 91453



After recording return to:
Clayton Pelton and Corina Pelton
34693 Kerry Dr.
Chiloquin, OR 97624

Until a change is requested all tax statements
shall be sent to the following address:
Clayton Pelton and Corina Pelton
34693 Kerry Dr.
Chiloquin, OR 97624

File No.: 7021-298719 (cs)
Date: December 09, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 12/16/03 3:07 P m
Vol M03 Pg 91453-54
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Jeff C. Dillon and Shelley R. Dillon as tenants by the entirety, Grantor, conveys and warrants to Clayton Pelton and Corina Pelton as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 65 in Block 32 of Tract 1184, Oregon Shores Unit No. 2, First Addition, 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: Reservations and restrictions of record, rights of way and easements of record and those apparent upon the land, contract 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 **\$71,000.00**. (Here comply with requirements of ORS 93.030)

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91454

APN: 235285

Statutory Warranty Deed
- continued

File No.: 7021-298719 (cs)
Date: 12/09/2003

Jeff C. Dillon
Jeff C. Dillon

Shelley R. Dillon
Shelley R. Dillon

STATE OF Oregon)
County of Klamath)ss.
)

This instrument was acknowledged before me on this 15 day of December, 2003
by **Jeff C. Dillon and Shelley R. Dillon.**

Susan Marie Campbell



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