

WTC - 63350 KR



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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

ROBERT ROOT

1775 RANCHO CAJON PLACE

EL CAJON, CA 92019

State of Oregon, County of Klamath

Recorded 12/17/03 3:16 p m

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Linda Smith, County Clerk

Fee \$ 2/00 # of Pgs 1

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

ROBERT ROOT

1775 RANCHO CAJON PLACE

EL CAJON, CA 92019

Escrow No. MT63350-KR

STATUTORY WARRANTY DEED

JEWELL MC DONALD and FRANCES H. HUGHES, TRUSTEE OF THE HUGHES FAMILY TRUST U.A.D. JUNE 3, 1994, Grantor(s) hereby convey and warrant to ROBERT ROOT & EDITH ROOT, as tenants by the entirety, Grantee(s) the following described real property in the County of KLAMATH and State of Oregon, free of encumbrances except as specifically set forth herein:

Lot 14, Block 4, Tract No. 1065, IRISH BEND, according to the official plat thereof on file in the office of the County Clerk of Klamath County Oregon. TOGETHER WITH an undivided 1/90th interest in and to Lot 12, Block 4, Tract No. 1065, IRISH BEND.

Tax Account No.: 3507-020BA-00900-0U1

Key No.: 247469

Tax Account No.: 3507-020BA-00900-0U2

Key No.: 792618

Tax Account No.: 3507-020BA-00700-000

Key No.: 834173

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is \$16,500.00.

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 16 day of December, 2003.


JEWELL MC DONALD

THE HUGHES FAMILY TRUST U.A.D. JUNE 3, 1994

BY: Frances H. Hughes, trustee
FRANCES H. HUGHES, TRUSTEE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on December 17, 2003 by JEWELL MC DONALD and FRANCES H. HUGHES, TRUSTEE OF THE HUGHES FAMILY TRUST U.A.D. JUNE 3, 1994.


(Notary Public for Oregon)

My commission expires 11/20/07



2/00 am