



MT-63647 TM

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

PATRICIA A. EDGERTON

1003 WILD PLUM ALLEY

KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath

Recorded 01/05/2004 3:43 pm

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

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

PATRICIA A. EDGERTON

1003 WILD PLUM ALLEY

KLAMATH FALLS, OR 97601

Escrow No. MT63647-TM

STATUTORY WARRANTY DEED

NINA GENE DRAKE, Grantor(s) hereby convey and warrant to PATRICIA A. EDGERTON and MICHAEL P. HOUSTON, with the rights of survivorship, 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 22 in Block 7 of TRACT 1140, LYNEWOOD FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No.: 3808-025DC-01000-000

Key No.: 425490

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 \$174,500.00.

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 29th day of December, 2003

Nina Gene Drake
NINA GENE DRAKE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Dec. 29, 2003 by NINA GENE DRAKE.

Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007



2/10 am