



After recording return to:
Michael Sardina and Paula Sardina
3416 Shieldcrest Drive
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Michael Sardina and Paula Sardina
3416 Shieldcrest Drive
Klamath Falls, OR 97603

File No.: 7021-326424 (cs)
Date: January 29, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 02/10/2004 11:33 am m
Vol M04 Pg 7980-81
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

STATUTORY WARRANTY DEED

Shieldcrest Inc., an Oregon corporation, Grantor, conveys and warrants to Michael Sardina and Paula Sardina as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 24 in Block 3 Shield Crest-Tract 1172, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH an undivided interest in all those private roads shown on the plat and more particularly described in Declaration recorded in Volume M84 page 4256, and in Easement recorded May 23, 1990 in Volume M90 page 9828, Deed records 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.

07981

APN:

Statutory Warranty Deed
- continued

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The true consideration for this conveyance is **\$58,000.00**. (Here comply with requirements of ORS 93.030)

Shieldcrest Inc., an
Oregon corporation

Helen Cheyne, President

STATE OF Oregon)
)ss.
County of Klamath)

This Instrument was acknowledged before me on this 5 day of February, 2004
by Helen Cheyne as President of Shieldcrest Inc., an Oregon corporation, on behalf of the corporation.

Susan Marie Campbell

Notary Public for Oregon

My commission expires: 3-27-06

