

NTC - 6279274



Vol. M04 Page 10441

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:  
STEVEN V. CAVENDER  
1179 AVENIDA AZUL  
SAN MARCOS, CA 92069

State of Oregon, County of Klamath  
 Recorded 02/24/2004 3:09 p m  
 Vol M04 Pg 10441  
 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:

STEVEN V. CAVENDER  
1179 AVENIDA AZUL  
SAN MARCOS, CA 92069

Escrow No. MT62792-TA

### STATUTORY WARRANTY DEED

LILAS J. KALER, Grantor(s) hereby convey and warrant to **STEVE' CAVENDER**, 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 7 in Block 209 of MILLS SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**Tax Account No.: 3809-033DC-06900-000**

**Key No.: 632239**

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 **\$93,000.00**.

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 28<sup>th</sup> day of Jan, 2004.

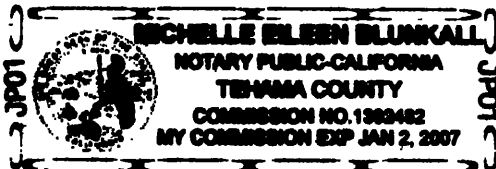
Lilas J. Kaler  
**LILAS J. KALER**

State of ~~Oregon~~ California  
 County of ~~KLAMATH~~ Tehama

This instrument was acknowledged before me on Jan 28, 2004 by **LILAS J. KALER**.

[Signature]  
 (Notary Public for Oregon)

My commission expires 1-2-07



2/10 AM