



After recording return to:
Steve Edgeman and Donna Edgeman
3112 Patterson Dr.
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Steve Edgeman and Donna Edgeman
3112 Patterson Dr.
Klamath Falls, OR 97603

File No.: 7064-331640 (MG)
Date: February 09, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 02/27/2004 3:26 p m
Vol M04 Pg 11633-34
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

STATUTORY WARRANTY DEED

Ted J. Taylor and Sara L. Taylor as tenants by the entirety, Grantor, conveys and warrants to Steve Edgeman and Donna Edgeman as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The W 1/2 N 1/2 N 1/2 SW 1/4 SE 1/4 of Section 16, Township 23 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon. SAVING AND EXCEPTING the West 30 feet for roadway purposes.

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.

The true consideration for this conveyance is **\$65,000.00**. (Here comply with requirements of ORS 93.030)

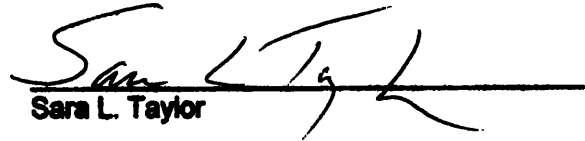
11634

APN: 136248

Statutory Warranty Deed
- continued

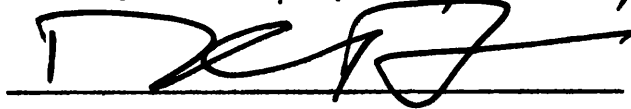
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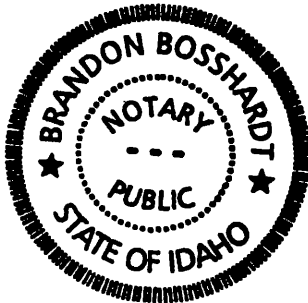

Ted J. Taylor


Sara L. Taylor

STATE OF ~~Oregon~~ IDAHO)
)ss.
County of ~~Klamath~~ LATIMAR)

This instrument was acknowledged before me on this 10 day of FEBRUARY, 2004
by Ted J. Taylor and Sara L. Taylor.





Notary Public for ~~Oregon~~ IDAHO
My commission expires: 2-28-08