



MT63512-TA

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:  
TIMOTHY L. ROBERTS  
977 MITCHELL RD  
DAIRY, OR 97625

State of Oregon, County of Klamath  
 Recorded 04/01/2004 3:17 p.m.  
 Vol M04 Pg 18760  
 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:

TIMOTHY L. ROBERTS  
977 MITCHELL RD  
DAIRY, OR 97625

Escrow No. MT63512-TA

### STATUTORY WARRANTY DEED

PETER A. NEVIN also known as PETER ALAN NEVIN and MALINDA NEVIN also known as MALINDA B. NEVIN, AS TENANTS BY THE ENTIRETY, Grantor(s) hereby convey and warrant to TIMOTHY L. ROBERTS, 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:

**Parcel 1 of Land Partition 6-03, situated in Section 24, Township 38 South, Range 10 East of the Willamette Meridian, and in the S1/2 of Section 30 and the N1/2 of Section 31, Township 38 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon.**

Tax Account No.: 3811-V3000-00200-000

Key No.: 483792

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 \$20,000.00.

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 26 day of March, 2004.

Peter A. Nevin

PETER A. NEVIN

Malandine Nevin

MALINDA NEVIN

State of Oregon  
 County of KLAMATH

This instrument was acknowledged before me on 3/26, 2004 by PETER A. NEVIN and MALINDA NEVIN.

[Signature]  
 (Notary Public for Oregon)



My commission expires 6-18-04

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