



After recording return to:
David M. Fleming-Jones and Angie T.
Fleming-Jones
318 Riverside
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:
David M. Fleming-Jones and Angie T.
Fleming-Jones
318 Riverside
Klamath Falls, OR 97601

File No.: 7021-355220 (SAC)
Date: April 02, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 04/09/2004 2:56 p.m.
Vol M04 Pg 20534-20535
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

David A. Baltazor, Grantor, conveys and warrants to David M. Fleming-Jones and Angie T. Fleming-Jones as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The South 50 feet of Lot 9, Block 4 of West Klamath Falls Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk 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.

The true consideration for this conveyance is **\$69,900.00**. (Here comply with requirements of ORS 93.030)

APN: 611369

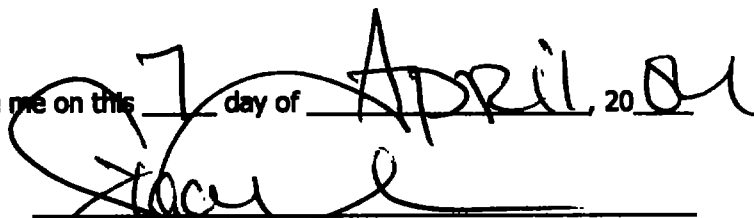
Statutory Warranty Deed
- continuedFile No.: 7021-355220 (SAC)
Date: 04/02/2004



David A. Baltazor

STATE OF Oregon)
)ss.
County of Klamath)

This Instrument was acknowledged before me on this _____ day of _____
by **David A. Baltazor**.



Notary Public for Oregon
My commission expires: 8-2007

