

04 APR 16 AM 11:13

1st 365536

Vol M04 Page 22448

State of Oregon, County of Klamath
Recorded 04/16/2004 11:13 a m
Vol M04 Pg 22448
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739

Until a change is requested all tax statements
shall be sent to the following address:

LAROY FLANDERS
GENERAL DELIVERY
LA PINE, OR 97739

WARRANTY DEED - STATUTORY FORM

HAROLD ELLIOT, an individual, Grantor,

conveys and warrants to

LAROY D. FLANDERS, an individual, Grantee,

the following described real property, free of encumbrances except as
specifically set forth herein, to wit:

Lot 1 Block 3 of Plat No. 1204, Little River Ranch, according to the
official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

Tax Account No(s): 699667
Map/Tax Lot No(s): 2309-2A-7400

This property is free from encumbrances, EXCEPT: All those items of record, if
any, as of the date of this deed, including any real property taxes due, but
not yet payable.

The true consideration for this conveyance is \$38,950.00 .

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 13th day of April, 2004.

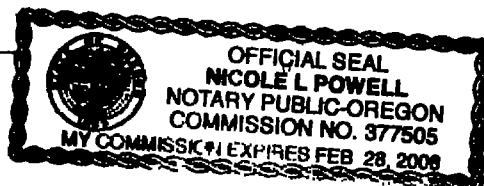
Harold Elliot
HAROLD ELLIOT

STATE OF OREGON, COUNTY OF DESCHUTES) SS.

This instrument was acknowledged before me on April 13, 2004 by HAROLD ELLIOT.

Nicole J. Powell
(Notary Public for Oregon)
My commission expires 2/28/08

TITLE NO. 7029365536
ESCROW NO. 14-0021904



21/F