

04 APR 27 PM 10:53



04 APR 29 PM 3:24

WTC-64518TA

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Rodney E. Towns

291 Flat Rock Road

Glide, OR 97443

State of Oregon, County of Klamath

Recorded 04/27/2004 10:53 a.m.

Vol M04 Pg 25333 35

Linda Smith, County Clerk

Fee \$ 31.00 # of Pgs 3

Until a change is requested all

tax statements shall be sent to

The following address:

Rodney E. Towns

291 Flat Rock Road

Glide, OR 97443

Vol M04 Page 26043

State of Oregon, County of Klamath

Recorded 04/29/2004 3:24 p.m.

Vol M04 Pg 26043-26045

Linda Smith, County Clerk

Fee \$ 31.00 # of Pgs 3

RR

Escrow No.

MT64518-TA

## STATUTORY WARRANTY DEED

Jerry L. Maxwell and Dick J. Maxwell and Pamala J. Maxwell-Reeder (who acquired title as Pamela J. Maxwell), as tenants in common, Grantor(s) hereby convey and warrant to Rodney E. Towns and Yvette B. Towns, as tenants by the entirety and Mark T. Towns not as tenants in common, but with rights of survivorship, 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:

The Westerly one-half of Lot 17, <sup>in block 4</sup> FIRST ADDITION TO ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM that portion conveyed for road purposes in Volume M69, page 6497, Microfilm Records of Klamath County, Oregon.

Account No.: 3909-003CD-05400-000

Key No.: 527941

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 \$39,000.00.

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 April, 04.

Jerry L. Maxwell  
Jerry L. Maxwell

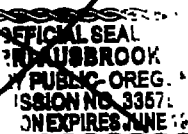
Dick J. Maxwell  
Dick J. Maxwell

Pamala J. Maxwell-Reeder  
Pamala J. Maxwell-Reeder

by Jerry L. Maxwell his Attorney in Fact  
by Jerry L. Maxwell her Attorney in Fact

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on April 26, 2004 by Jerry L. Maxwell, ~~Dick J. Maxwell~~ and Pamala J. Maxwell-Reeder.



Terra Ausbrook  
(Notary Public for Oregon)

My commission expires 6.19.04



3100RP  
2/6/04 AM

\*this document is being re-recorded to add the block number

25334

26044

**ATTORNEY-IN-FACT ACKNOWLEDGMENT**

State of Oregon }  
 County of Clatsop } ss.

On this the 26 day of April, 2004  
 before me, the undersigned Notary Public, personally appeared

Terri L Maxwell  
 Name of Attorney in Fact

☐ personally known to me – OR –  
☒ proved to me on the basis of satisfactory evidence  
 to be the person whose name is subscribed to the within instrument

as attorney in fact of Dick S. Maxwell  
 Name of Person Not Appearing Before Notary



the principal, and acknowledged to me that he/she subscribed  
 the principal's name thereto and his/her own name as attorney  
 in fact.

Witness my hand and official seal.

[Signature]  
 Signature of Notary Public

**OPTIONAL**

*Though the information in this section is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

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25335  
26045

**ATTORNEY-IN-FACT ACKNOWLEDGMENT**

State of Oregon }  
County of Klamath } ss.

On this the 26 day of April, 2004  
before me, the undersigned Notary Public, personally appeared

Terry L. Maxwell  
Name of Attorney in Fact

☐ personally known to me - OR -  
☒ proved to me on the basis of satisfactory evidence  
to be the person whose name is subscribed to the within instrument

as attorney in fact of Pamela S. Maxwell  
Name of Person Not Appearing Before Notary

Keelin  
the principal, and acknowledged to me that he/she subscribed  
the principal's name thereto and his/her own name as attorney  
in fact.



Witness my hand and official seal.

[Signature]  
Signature of Notary Public

**OPTIONAL**

*Though the information in this section is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

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