



After recording return to:  
Melvin D. Ferguson and Renee M.  
Ferguson  
1159 Buck Island Drive  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
Melvin D. Ferguson and Renee M.  
Ferguson  
1159 Buck Island Drive  
Klamath Falls, OR 97601

File No.: 7021-376669 (cs)  
Date: April 28, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

## STATUTORY WARRANTY DEED

**Joe William Strow, Jr. and Anneliese Strow as tenants by the entirety, Grantor, conveys and warrants to Melvin D. Ferguson and Renee M. Ferguson as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:**

**Lot 10 in Block 2, Tract No. 1172, Shield Crest, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**ALSO TOGETHER with an undivided interest in all those private roads shown on the plat and more particularly described in Declaration recorded in Volume M84 page 4256, and in easement recorded May 23, 1990 in Volume M90 page 9828, Deed records 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.

State of Oregon, County of Klamath  
Recorded 04/30/2004 2:24 p.m.  
Vol M04 Pg 26477-26478  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

26478

APN: 588965

Statutory Warranty Deed  
- continued

File No.: 7021-376669 (cs)  
Date: 04/28/2004

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 **\$90,000.00**. (Here comply with requirements of ORS 93.030)

Joe William Strow Jr.  
Joe William Strow Jr.

Anneliese Strow  
Anneliese Strow

STATE OF Oregon )  
                                  )ss.  
County of Klamath )

This instrument was acknowledged before me on this 29 day of April, 2004  
by **Joe William Strow, Jr. and Anneliese Strow**.

Susan Marie Campbell



Notary Public for Oregon

My commission expires: 3-27-06