

04 APR 30 PM 3:21



NTT-64731SM

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THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 04/30/2004 3:21 p m
Vol M04 Pg 26747
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

After recording return to:
BRUCE WARING II
5710 Bartlett
Klamath Falls, OR 97603

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

BRUCE WARING II
5710 Bartlett
Klamath Falls, OR 97603

Escrow No. MT64731-SM

STATUTORY WARRANTY DEED

ELAINE SINE, WHO ACQUIRED TITLE AS ELAINE HEIN, Grantor(s) hereby convey and warrant to
BRUCE WARING II and TRECIA WARING, as tenants by the entirety, 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:

Lot 1, Block 3 of TRACT 1126, FIRST ADDITION TO FERNDAL, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-013BB-01900-000 Key No: 569021

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 \$120,000.00.

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.

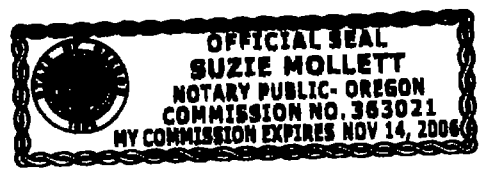
Dated this 30th day of April, 2004.

Elaine Sine
ELAINE SINE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on April 30, 2004 by ELAINE SINE.

Suzie Mollett
(Notary Public for Oregon)
My commission expires 11/14/2006



9/10 km