

04 MAY 11 AM 11:27



MT-64212 SH

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

STEPHEN E POTTER

2530 CASCADE LANE

KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath

Recorded 05/11/2004 11:27 a m

Vol M04 Pg 28669-70

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

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

STEPHEN E POTTER

2530 CASCADE LANE

KLAMATH FALLS, OR 97601

Escrow No.

MT64212-SH

STATUTORY WARRANTY DEED

PATRICK J. MC CARDELL and H. ANNE MC CARDELL, as tenants by the entirety, Grantor(s) hereby convey and warrant to STEPHEN E POTTER and JANICE M POTTER, 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 11, Block 7, GREEN ACRES - TRACT NO. 1016, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No.: 3908-012A0-03400-000

Key No.: 494600

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 \$176,000.00.

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 5 day of May 2004

Patrick J. McCardell  
PATRICK J. MC CARDELL

H. Anne McCardell  
H. ANNE MC CARDELL

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on May 5, 2004 by PATRICK J. MC CARDELL and ~~9~~



Stacy M. Howard  
(Notary Public for Oregon)

My commission expires 11/18/2007

280

To Be Attached to WD

28670

State of Oregon, County of Columbia )ss.

May 6<sup>th</sup>, 2004

Personally appeared the above named H. Anne McCardell and  
acknowledged the forgoing instrument to be His Her Their voluntary act and deed.

Before me:

Jennifer Murray  
Notary Public for Oregon

My Commission Expires: June 18, 2006  
(SEAL)

