

04 MAY 13 PM 3:23



NTC-64962 SM

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THIS SPACE RESERVED FOR
State of Oregon, County of Klamath
Recorded 05/13/2004 3:23 p m
Vol M04 Pg 29611
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

After recording return to:
DONALD E. HARTWICK
5064 MAZAMA DRIVE
KLAMATH FALLS, OR 97603

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

DONALD E. HARTWICK
5064 MAZAMA DRIVE
KLAMATH FALLS, OR 97603

Escrow No. MT64962-SM

STATUTORY WARRANTY DEED

BRUCE R. SCYPHERS, ALSO KNOWN OF RECORD AS BRUCE RAYMOND SCYPHERS,
Grantor(s) hereby convey and warrant to **DONALD E. HARTWICK,** 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 2 in Block 6 of TRACT 1145, NOB HILL, a Resubdivision of portions of
NOB HILL, IRVINGTON HEIGHTS, MOUNTAIN VIEW ADDITION AND ELDORADO
HEIGHTS, according to the official plat thereof on file in the office of
the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-020DD-10500-000

Key No: 173476

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 \$18,200.00.

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 6th day of May, 04.

ⓧ Bruce Raymond Scypers

BRUCE R. SCYPHERS, ALSO KNOWN OF RECORD AS BRUCE RAYMOND SCYPHERS

STATE OF CALIFORNIA

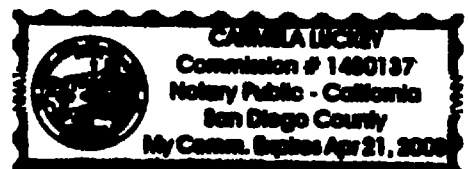
COUNTY OF SAN DIEGO

On MAY 6, 2004 before me, **CARMELA E. LUCKEY** personally appeared BRUCE R.
SCYPHERS, ALSO KNOWN OF RECORD AS BRUCE RAYMOND SCYPHERS personally known to me (or proved to me on
the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged
to me that HIS executed the same in authorized capacity(ies), and that by signatures(s) on the instrument the person(s) or the
entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

Carmela Luckey



2/10 am