'04 MAY 14 PM3:25

WTC -64839 TA

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AmeriTitle
Part Of The JELD-WEN Family

After recording return to:
David B. Coker
4607 Clinton Avenue
Klamath Falls, OR 97603

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

David B. Coker
4607 Clinton Avenue
Klamath Falls, OR 97603

Escrow No.   MT64839-TA

STATUTORY WARRANTY DEED

Wesley Sine and Elaine Sine, as tenants by the entirety, Grantor(s) hereby convey and warrant to **David B. Coker and Elizabeth A. Coker, husband and wife,** 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 72, MERRYMAN'S REPLAT of Old Orchard Manor, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-034CB-02700-000   Key No: 443700

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 **$95,000.00.**

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 13TH day of May ,2004

Wesley Sine

Elaine Sine

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 13, 2004 by Wesley Sine and Elaine Sine.

(Notary Public for Oregon)

My commission expires 6-19-04

OFFICIAL SEAL
TERRI AUSBROOKS
NOTARY PUBLIC- OREGON
COMMISSION NO. 335758
MY COMMISSION EXPIRES JUNE 19, 2004