



After recording return to:
Charles E. James and Sheila A. James
17617 Hammaker Lane
Keno, OR 97627

Until a change is requested all tax statements
shall be sent to the following address:
Charles E. James and Sheila A. James
17617 Hammaker Lane
Keno, OR 97627

File No.: 7084-390958 (DJE)
Date: May 19, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 05/27/2004 11:03 a m
Vol M04 Pg 33952-53
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Green Tree Servicing, LLC, Grantor, conveys and warrants to Charles E. James and Sheila A. James, husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 13 in Block 24 of Tract No. 1005, FOURTH ADDITION TO KLAMATH RIVER ACRES, according to the official plat thereof on file in the office of the County Clerk 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.

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 **\$118,000.00**. (Here comply with requirements of ORS 93.030)

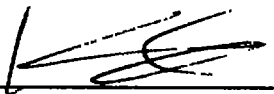
33953

APN: 489251

Statutory Warranty Deed
- continued

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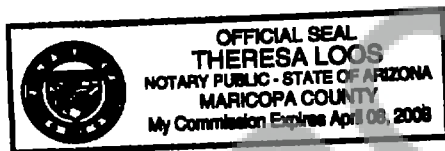
Green Tree Servicing, LLC


By: _____
Authorized Agent Kent Smith

STATE OF Arizona)
County of Maricopa)ss.

This instrument was acknowledged before me on this 20 day of May, 2004
by Kent Smith as Authorized Agent of Green Tree Servicing, LLC, on
behalf of the LLC.





Notary Public for Arizona
My commission expires: 4/8/08