After recording return to: WILLIAM J. BURKE **634 OWENS STREET** 

KLAMATH FALLS, OR 97601

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

KLAMATH FALLS, OR 97601

MT65280-MS

WILLIAM J. BURKE **634 OWENS STREET** 

Escrow No.

36428

State of Oregon, County of Klamath Recorded 06/07/2004 3:07 ρm Vol M04 Pg 310428

THIS SPACE RESERVED For Linda Smith, County Clerk Fee \$ 21.00 # of Pgs

STATUTORY WARRANTY DEED

THERESA M. TRON, Grantor(s) hereby convey and warrant to WILLIAM J. BURKE and SHARI A. BURKE, 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:

Lots 20, 21 and the South 10 feet of Lot 22 in Block 7, INDUSTRIAL ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No:

3809-033BD-04200-000

Key No: 478682

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 \$59,900.00.

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.

THERESA M. TRON

State of Oregon County of KLAMATH

This instrument was acknowledged before me on

OFFICIAL SEAL

MARJORIE A STUART

MOTARY PUBLIC- OREGON

COMMISSION NO. 363264

WY COMMISSION EXPIRES DEC 20, 2906

2004 by THERESA M. TRON.

(Notary Public for Oregon)

My commission expires