



NTC-65223 SH

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State of Oregon, County of Klamath
 Recorded 06/14/2004 3:26 p m
 Vol M04 Pg 38071
 Linda Smith, County Clerk
 Fee \$ 21.00 # of Pgs 1

After recording return to:

CALEB D. FRANKLIN
 120 Washington Street
 Klamath Falls, OR 97601

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

CALEB D. FRANKLIN
 120 Washington Street
 Klamath Falls, OR 97601

Escrow No. MT65223-SH

STATUTORY WARRANTY DEED

LARRY J. ZABORAC, Grantor(s) hereby convey and warrant to CALEB D. FRANKLIN, 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 8 in Block 5, ENAUMA HEIGHTS 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: 3809-032BD-04700-000

Key No: 474515

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 \$119,500.00.

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 12th day of June, 2004

Larry J. Zaborac
 LARRY J. ZABORAC

State of CALIFORNIA
 County of Klamath LOS ANGELES

This instrument was acknowledged before me on June 12, 2004 by Larry J. Zaborac.

Henry P. Estreller
 (Notary Public)

My commission expires 7-30-07



2/10 am