

04 JUN 14 PM 3:26



MT- 65018 TA

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State of Oregon, County of Klamath  
Recorded 06/14/2004 3:26 p m  
Vol M04 Pg 38081  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

After recording return to:

Brian Brink

P.O. Box 1971

Klamath Falls, OR 97601

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

Brian Brink

P.O. Box 1971

Klamath Falls, OR 97601

Escrow No. MT65018-TA

### STATUTORY WARRANTY DEED

Nicholas A. Francis and Jude Francis, as tenants by the entirety, Grantor(s) hereby convey and warrant to Brian Brink and Kristen Brink, 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:

Starting at the Southeast corner of Section 36, Township 39 South, Range 9 East of the Willamette Meridian, thence North 0° 14' East 33.5 feet; thence North 89° 52' West 702.5 feet to the True Point of Beginning; thence continuing North 89° 52' West 146.0 feet; thence North 0° 14' East 575.1 feet; thence South 89° 57' East 146.0 feet; thence South 0° 14' West 575.32 feet to the true point of beginning.

Tax Account No: 3909-036DD-01000-000

Key No: 588082

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 \$189,900.00.

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.

Dated this 10<sup>th</sup> day of June, 2004

Nicholas A. Francis  
Nicholas A. Francis

Jude Francis  
Jude Francis

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on June 10, 2004 by Nicholas A. Francis and Jude De Francis.



Suzie Mollett  
(Notary Public for Oregon)

My commission expires 11/14/2006

2/10 am