

04 JUN 16 PM 2:47

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State of Oregon, County of Klamath
Recorded 06/16/2004 2:47 p m
Vol M04 Pg 38757
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2



After recording return to:
US Thacker Trust
3939 South 6th St. #183 97603
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:
US Thacker Trust
3939 South 6th St. #183 97603
Klamath Falls, OR 97601

File No.: 7021-397241 (SJ)
Date: June 10, 2004

STATUTORY WARRANTY DEED

Michael E. Duckett and Clair K.P. Duckett, husband and wife, Grantor, conveys and warrants to Grant and Carole Thacker, Trustees of the US Thacker Trust, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 6, Block 38, Klamath Falls First 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.

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 **\$46,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 15th day of June, 2004.

26 F

38758

APN: R411030

Statutory Warranty Deed
- continued

File No.: 7021-397241 (83)
Date: 06/10/2004

Michael E. Duckett

Michael E. Duckett

Clair K.P. Duckett

Clair K.P. Duckett

STATE OF Idaho

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)ss.

County of Canyon

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This instrument was acknowledged before me on this 15th day of June, 2004
by **Michael E. Duckett and Clair K.P. Duckett.**

Geraldine Van Curen

Notary Public for Idaho

My commission expires: 1/10/08

