

04 JUN 25 PM 3:14



WTC-65281 TM

Vol M04 Page 41375

State of Oregon, County of Klamath
Recorded 06/25/2004 3:14 p m
Vol M04 Pg 41375
Linda Smith, County Clerk
THIS SPACE RESERVED Fee \$ 26.00 # of Pgs 2

After recording return to:
LYNN F. CUNNINGHAM
1505 ADDISON STREET
KLAMATH FALLS, OR 97601

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

LYNN F. CUNNINGHAM
1505 ADDISON STREET
KLAMATH FALLS, OR 97601

Escrow No. MT65281-TM

STATUTORY WARRANTY DEED

DAVID H. JACKSON and FRANCES J. JACKSON, as tenants by the entirety, Grantor(s) hereby convey and warrant to **LYNN F. CUNNINGHAM**, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 **\$98,000.00**.

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 11 day of JUNE, 2004.

David H. Jackson
DAVID H. JACKSON

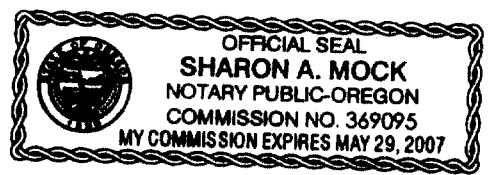
Frances J. Jackson
FRANCES J. JACKSON

State of Oregon
County of Umatilla

This instrument was acknowledged before me on June 11th, 2004 by DAVID H. JACKSON and FRANCES J. JACKSON.

Sharon A. Mock
(Notary Public for Oregon)

My commission expires 5-24-07



2100 mm

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1

The West one-half of Lot 5, Block 35, HILLSIDE 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, EXCEPTING THEREFROM the North 5 feet and the Easterly 9 feet of the Westerly 89 feet of said Lot 5.

PARCEL 2

The West one-half of Lot 6 in Block 35 of HILLSIDE 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: 3809-029AD-04900-000

Key No: 216171

Tax Account No: 3809-029AD-05000-000

Key No: 216206