

04 JUN 30 PM 3:16



WTC-65596 MS

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

David Armstrong

2107 Unity Street

Klamath Falls, OR 97603

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

David Armstrong

2107 Unity Street

Klamath Falls, OR 97603

State of Oregon, County of Klamath

Recorded 06/30/2004 3:16 P.m

Vol M04 Pg 42947

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

Escrow No. MT65596-MS

### STATUTORY WARRANTY DEED

**Masao Kimoto and De Anna Devlin, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **David Armstrong and Holen Armstrong, 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:

**The North 42 feet of Lot 5 and the South 54 feet of Lot 4 in Block 3 of FIRST ADDITION TO MOYINA MANOR, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

Tax Account No: 3909-001AC-02300-000

Key No: 504706

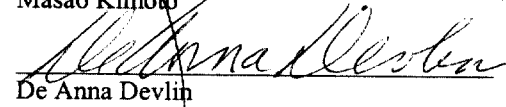
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$159,900.00**.

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 29th day of June 2004

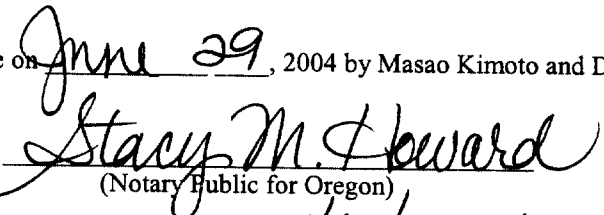
  
Masao Kimoto

  
De Anna Devlin

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on June 29, 2004 by Masao Kimoto and De Anna Devlin.



  
(Notary Public for Oregon)

My commission expires 11/18/2007

2/00 am