

04 JUN 30 PM 3:28

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After Recording Return to:

STEPHANIE BETHEL

4636 Darwin Pl.

Klamath Falls OR 97603

Until a change is requested all tax statements

Shall be sent to address shown above.

State of Oregon, County of Klamath

Recorded 06/30/2004 3:28p m

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Linda Smith, County Clerk

Fee \$ 2.00 # of Pgs 1

Open 59299MA  
**WARRANTY DEED**  
(INDIVIDUAL)

JAMES E. HENDERSON and ETHEL R. HENDERSON, hereinafter called Grantors, convey(s) to STEPHANIE BETHEL, hereinafter called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 13, Block 2, KELENE GARDENS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$146,000.00.  
(here comply with the requirements of ORS 93.930)

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: June 18, 2004

James E. Henderson  
JAMES E. HENDERSON

Ethel R. Henderson  
ETHEL R. HENDERSON

STATE OF OREGON, County of Klamath) ss.

On June 23, 2004, personally appeared the above named JAMES E. HENDERSON and ETHEL R. HENDERSON and acknowledged the foregoing instrument to be their voluntary act and deed.

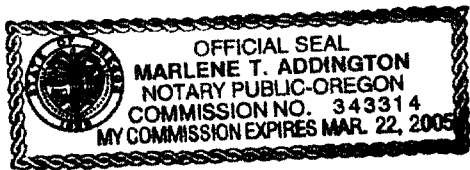
This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00059299

Before me: Marlene T. Addington  
Notary Public for Oregon  
My commission expires: March 22, 2005

Official Seal



21A