



After recording return to:  
 Jimmie Kinser and Pamela Sue Kinser  
 P.O. Box 196  
 Dunnigan, CA 95934

Until a change is requested all tax statements  
 shall be sent to the following address:  
 Jimmie Kinser and Pamela Sue Kinser  
 P.O. Box 196  
 Dunnigan, CA 95934

File No.: 7021-406173 (SJ)  
 Date: June 29, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath  
 Recorded 07/15/2004 3:05 P m  
 Vol M04 Pg 46365  
 Linda Smith, County Clerk  
 Fee \$ 26.00 # of Pgs 2

### STATUTORY WARRANTY DEED

**James M. Welder**, Grantor, conveys and warrants to **Jimmie Kinser and Pamela Sue Kinser**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 16 in Block 12 Klamath Falls Forest Estates, Highway 66 Unit Plat No. 1, 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 **\$8,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 15 day of July, 2004.

46366

APN: 386576

Statutory Warranty Deed  
- continued

File No.: 7021-406173 (SJ)  
Date: 06/29/2004

James M. Welder  
James M. Welder

STATE OF Oregon )  
 )ss.  
County of Klamath )

This instrument was acknowledged before me on this 15 day of July, 2004  
by **James M. Welder**.

Susan Marie Campbell



Notary Public for  
My commission expires: 3-27-06