

04 JUL 28 PM 3:14



MTZ-65796SH

Vol M04 Page 49440

State of Oregon, County of Klamath  
Recorded 07/28/04 3:14 p m  
THIS SPACE RESERVED Vol M04 Pg 49440  
Linda Smith, County Clerk  
Fee \$ 2100 # of Pgs 1

After recording return to:

NEIL F. LARKINS

3215 BLOOMFIELD ROAD

Sebastopol, CA 95472

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

NEIL F. LARKINS

3215 BLOOMFIELD ROAD

Sebastopol, CA 95472

Escrow No. MT65796-SH

### STATUTORY WARRANTY DEED

**CAROL E. PRARA**, Grantor(s) hereby convey and warrant to **NEIL F. LARKINS and JENIFER R. LARKINS**, 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 Southerly 166.50 feet of the NW1/4 of the SE1/4 of the SW1/4 of the SW1/4, Section 21, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, and the Southerly 166.50 feet of the Westerly 65.37 feet of the following described property: The NE1/4 of the SE1/4 of the SW1/4 of the SW1/4 of Section 21, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

Tax Account No: 4008-021C0-01400-000 Key No: 625611

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 **\$45,900.00**.

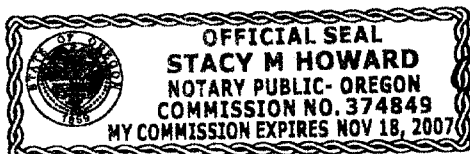
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 22 day of July 2004

Carol E. Prara  
CAROL E. PRARA

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on July 22, 2004 by CAROL E. PRARA.



Stacy M. Howard  
(Notary Public for Oregon)  
My commission expires 11/18/2007

2/00 am