

04 AUG 3 AM 10:50

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After recording return to:
Charles R. Horner and Sharon L.
Horner
3884 Redondo Way
Klamath Falls, OR 97603

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

Charles R. Horner and Sharon L.
Horner
3884 Redondo Way
Klamath Falls, OR 97603

File No.: 7021-411730 (SAC)

Date: July 22, 2004

State of Oregon, County of Klamath

Recorded 08/03/04 10:50 a m

Vol M04 Pg 50863-64

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Will F. Cullins and Lois V. Cullins as tenants by the entirety, Grantor, conveys and warrants to **Charles R. Horner and Sharon L. Horner as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 15 in Block 7 of Tract No. 1037, Fifth Addition to Sunset Village, 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 **\$163,950.00**. (Here comply with requirements of ORS 93.030)

Dated this 29 day of August, 2004.

26F

50864

APN: 564320

Statutory Warranty Deed
- continued

File No.: 7021-411730 (SAC)
Date: 07/22/2004

Will F. Cullins
Will F. Cullins

Lois V. Cullins
Lois V. Cullins

STATE OF Oregon)
County of Klamath)ss.

This instrument was acknowledged before me on this

2nd day of August, 2004

by **Will F. Cullins and Lois V. Cullins.**

Stacy Collins
Notary Public for Oregon
My commission expires: 8/2/07

