



- MTC - 66805 MS -

Vol M04 Page 52714

State of Oregon, County of Klamath
 Recorded 08/11/04 3:02 p m
 Vol M04 Pg 52714
 Linda Smith, County Clerk
 Fee \$ 21.00 # of Pgs 1

After recording return to:

Trustee of the Kathrine P. Besler Trust

P.O. Box 399

Grenada, CA 96038

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

Trustee of the Kathrine P. Besler Trust

P.O. Box 399

Grenada, CA 96038

Escrow No. MT66265-MS

STATUTORY WARRANTY DEED

Jo Ann Gooch who acquired title as Jo Ann Pope, Grantor(s) hereby convey and warrant to **Ann Nicoletti, Trustee of the Kathrine P. Besler Trust dated 7/13/1993**, 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:

Lot 1 of TRACT 1265, DEVONRIDGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-005DB-00800-000

Key No: 878242

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 **\$218,000.00**.

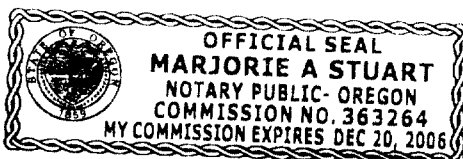
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Dated this 11th day of Aug, 2004

Jo Ann Gooch
 Jo Ann Gooch

State of Oregon
 County of KLAMATH

This instrument was acknowledged before me on 8/11, 2004 by Jo Ann Gooch.



Marjorie A. Stuart
 (Notary Public for Oregon)

My commission expires

12/20/06

21.00