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State of Oregon, County of Klamath
Recorded 08/25/04 11:47a m
Vol M04 Pg 56487
Linda Smith, County Clerk
Fee $ 21.00 # of Pgs 1

WARRANTY DEED

WPT 430776
10-81073

TAX ACCT. NO. 158019 MAP NO. 2507-36C-2900

WARREN NEER and DOROTHY E. NEER, Grantor,
conveys and warrants to

TAYLOR MORIN, Grantee,

the following described real property situated in KLAMATH County, OR, free of encumbrances except as specifically set forth herein, to-wit:

Lot 6, Block 4, Tract 1042, Two Rivers North, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This conveyance is subject to and excepts:
RIGHTS OF THE PUBLIC IN STREETS, ROADS AND HIGHWAYS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, EASEMENTS OF RECORD AND 2004-2005 REAL PROPERTY TAXES, A LIEN NOT YET PAYABLE.

The true consideration for this conveyance is $29,000.00

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: 08/19/2004

Warren H. Neer
WARREN NEER

Dorothy E Neer
DOROTHY E. NEER

STATE OF OREGON)
) ss.
County of LANE)

This instrument was acknowledged before me on AUGUST 19, 2004, by WARREN NEER and DOROTHY E. NEER.

Tamara A MC
Notary Public of Oregon
My commission expires: 8-15-2005

OFFICIAL SEAL
TAMARA A MC KINNEY
NOTARY PUBLIC - OREGON
COMMISSION NO. 347863
MY COMMISSION EXPIRES AUG. 15, 2005

Until a change is requested, all tax statements shall be sent to the following address: TAYLOR MORIN: P.O. BOX 15, CRESCENT LAKE, OR 97425

After recording return to:
Western Pioneer Title Co., P. O. Box 10146, Eugene, OR 97440

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