

04 SEP 7 PM 3:29



MT6-66070TM

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State of Oregon, County of Klamath
Recorded 09/07/04 3:29 p m
THIS SPACE R Vol M04 Pg 59716
Linda Smith, County Clerk
Fee \$ 2.00 # of Pgs 1

After recording return to:
KATHLEEN C. JAMES
1783 WIARD STREET
KLAMATH FALLS, OR 9703 -

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

KATHLEEN C. JAMES
1783 WIARD STREET
KLAMATH FALLS, OR 9703 -

Escrow No. MT66070-TM

STATUTORY WARRANTY DEED

DAVID L. KINGSBURY and CHARL LYNN KINGSBURY, as tenants by the entirety, Grantor(s) hereby convey and warrant to **KATHLEEN C. JAMES**, 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 10 of YALTA GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-002AB-06600-000 Key No: 511805

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 **\$104,000.00**.

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 3rd day of September, 2004

DAVID L. KINGSBURY

CHARL LYNN KINGSBURY

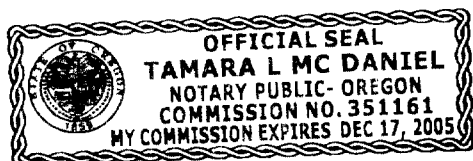
BY:
DAVID L. KINGSBURY, ATTORNEY IN FACT

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Sept. 3, 2004 by DAVID L. KINGSBURY, INDIVIDUALLY AND AS ATTORNEY IN FACT FOR CHARL LYNN KINGSBURY.

(Notary Public for Oregon)

My commission expires 12/17/05



2/00 am