

04 SEP 15 PM 3:17



MT66279 TM

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

BARBARA S. SCHNEIDER

5712 FERNDAL PLACE

KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath

Recorded 09/15/04 3:17 p.m.

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Linda Smith, County Clerk

Fee \$21 - # of Pgs 1

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

BARBARA S. SCHNEIDER

5712 FERNDAL PLACE

KLAMATH FALLS, OR 97603

Escrow No.

MT66279-TM

STATUTORY WARRANTY DEED

FREDRICK W. MAJORS and MARCY L. MAJORS, as tenants by the entirety, Grantor(s) hereby convey and warrant to **BARBARA S. SCHNEIDER**, 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 32 in Block 4 of TRACT 1299 - SECOND ADDITION TO FERNDAL, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-013BB-05400-000

Key No: 879950

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 **\$133,900.00**.

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 13th day of September, 2004

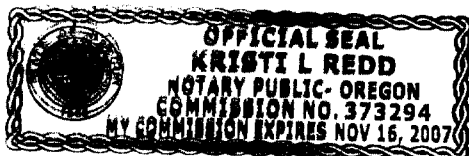
Fredrick W. Majors
FREDRICK W. MAJORS

Marcy L. Majors
MARCY L. MAJORS

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on Sept. 13, 2004 by FREDRICK W. MAJORS and MARCY L. MAJORS.



Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007

2/00
am