



After recording return to:
 Fordus James Fraley and Jimmie
 Diane Fraley
 10251 McGuire
 Klamath Falls, OR 97603

Until a change is requested all tax statements
 shall be sent to the following address:
 Fordus James Fraley and Jimmie Diane
 Fraley
 10251 McGuire
 Klamath Falls, OR 97603
 File No.: 7021-438069 (SJ)
 Date: August 23, 2004

State of Oregon, County of Klamath
 Recorded 09/22/04 11:25 a m
 Vol M04 Pg 63652-54
 Linda Smith, County Clerk
 Fee \$ 31⁰⁰ # of Pgs 3

STATUTORY WARRANTY DEED

John C. Rau, Trustee of the Rau Family Trust dated July 19, 1988, Grantor, conveys and warrants to **Fordus James Fraley and Jimmie Diane Fraley as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 9 in Block 3, in Tract 1161, High Country Ranch, 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 **\$18,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 20th day of September, 2004.

APN: 117242

Statutory Warranty Deed
- continued

File No.: 7021-438069 (SJ)

Date: 08/23/2004

**John C. Rau,
Trustee of the Rau
Family Trust dated
July 19, 1988**

7 John C. Ramey Treas.

STATE OF Oregon)
)ss.
County of orange)

This instrument was acknowledged before me on this 20th day of September, 2004
by as of John C. Rau, Trustee of the Rau Family Trust dated July 19, 1988, on behalf of the.

Deborah Simon
Notary Public for Oregon ⁱⁿ California
My commission expires: Sept. 27, 2005

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

63654

State of California

County of Orange

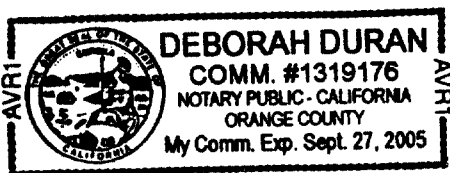
On Sept. 20, 2004 before me, DEBORAH DURAN, Notary Public

personally appeared John C. Rau

Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

Name(s) of Signer(s)

☒ personally known to me - **OR** - ☐ proved to me on the basis of satisfactory evidence to be the person(~~s~~) whose name(~~s~~) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(~~ies~~), and that by his/~~her/their~~ signature(~~s~~) on the instrument the person(~~s~~), or the entity upon behalf of which the person(~~s~~) acted, executed the instrument.



WITNESS my hand and official seal.

Deborah Duran
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- ☐ Individual
- ☐ Corporate Officer
- Title(s): _____
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer's Name: _____

- ☐ Individual
- ☐ Corporate Officer
- Title(s): _____
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney-in-Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: _____

Signer Is Representing: _____

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OF SIGNER
Top of thumb here