



After recording return to:  
Lex A. Larrabee  
14204 Ravenwood Drive  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
Lex A. Larrabee  
14204 Ravenwood Drive  
Klamath Falls, OR 97601

File No.: 7021-449164 (SAC)  
Date: September 21, 2004

**State of Oregon, County of Klamath**

Recorded 09/28/04 11:53 a m  
Vol M04 Pg 64988-89  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

**STATUTORY WARRANTY DEED**

**Michael D. Ewing and Robyn K. Ewing, as tenants by the entirety**, Grantor, conveys and warrants to **Lex A. Larrabee**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 13 in Block 3 of TRACT 1046, ROUND LAKE ESTATES, 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 **\$71,500.00**. (Here comply with requirements of ORS 93.030)

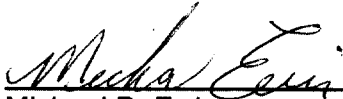
Dated this 24 day of September, 2004.

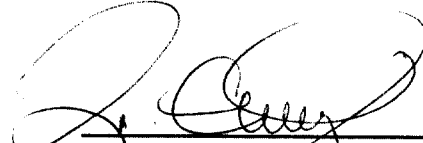
64989

APN: R493834

Statutory Warranty Deed  
- continued

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Date: 09/21/2004

  
\_\_\_\_\_  
Michael D. Ewing

  
\_\_\_\_\_  
Robyn K. Ewing

STATE OF Oregon )  
County of Klamath )ss.

This instrument was acknowledged before me on this 24 day of September 2004  
by **Michael D. Ewing and Robyn K. Ewing.**

  
\_\_\_\_\_  
Notary Public for Oregon  
My commission expires: 8-2-07

