



MT6 - 66057 MS

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State of Oregon, County of Klamath  
 Recorded 09/30/04 3:31 p m  
 THI: Vol M04 Pg 66050 SE  
 Linda Smith, County Clerk  
 Fee \$ 21.00 # of Pgs 1

After recording return to:  
Christopher Molineaux  
4670 Cannon Avenue  
Klamath Falls, OR 97603

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

Christopher Molineaux  
4670 Cannon Avenue  
Klamath Falls, OR 97603

Escrow No. MT66657-MS

### STATUTORY WARRANTY DEED

**Gary C. Hawtrey**, Grantor(s) hereby convey and warrant to **Christopher Molineaux**, 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:

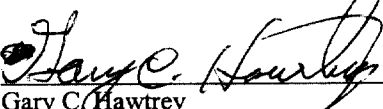
**Lots 1 and 2 in Block 7, ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**Tax Account No:** 3909-002CA-05900-000 **Key No:** 518906

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:

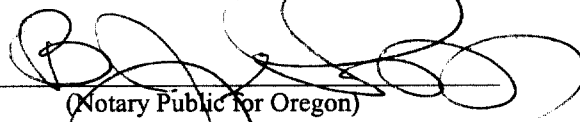
The true and actual consideration for this conveyance is **\$99,900.00**.

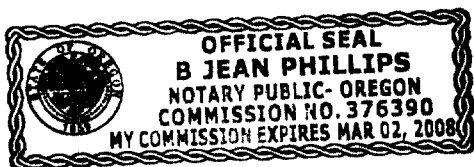
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 29 day of September 2004  
  
 Gary C. Hawtrey

State of Oregon  
 County of KLAMATH

This instrument was acknowledged before me on 9-29-04, 2004 by Gary C. Hawtrey.

  
 (Notary Public for Oregon)  
 My commission expires 8-2-08



2/00 am