

04 OCT 8 PM 3:41

Vol M04 Page 68707



After recording return to:
Mikael Shields and Sara A. Shields
81633 Walton Road
Creswell, OR 97426

Until a change is requested all tax statements
shall be sent to the following address:
Mikael Shields and Sara A. Shields
81633 Walton Road
Creswell, OR 97426

File No.: 7064-451916 (RJB)
Date: September 14, 2004

T **State of Oregon, County of Klamath**
Recorded 10/08/04 3:41 p m
Vol M04 Pg 68707-08
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

STATUTORY WARRANTY DEED

Mary Helen Richey, Trustee of the Mary Helen Richey Living Trust, Grantor, conveys and warrants to **Mikael Shields and Sara A. Shields as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 7 in Block 1 of Tract No. 1069, 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. The **2004-2005** Taxes, a lien not yet payable.
2. 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 **\$12,000.00**. (Here comply with requirements of ORS 93.030)

26 7

68708

APN: R166135

Statutory Warranty Deed
- continued

File No.: 7064-451916 (RJB)
Date: 09/14/2004

Dated this 17TH day of SEPTEMBER 2004

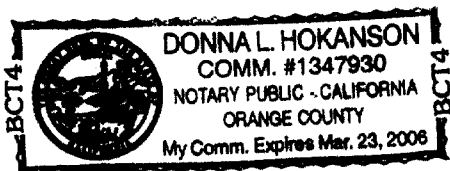
Mary Helen
Richey, Trustee of
the Mary Helen
Richey Living Trust

Mary Helen Richey, Trustee
Mary Helen Richey, Trustee

STATE OF California)
County of ORANGE)ss.

This instrument was acknowledged before me on this 17 day of SEPTEMBER 2004
by Mary Helen Richey as Trustee of the Mary Helen Richey Living Trust, on behalf of the Trust
Agreement.

Donna L. Hokanson



Notary Public for California

My commission expires: 03-23-06