

04 OCT 18 PM 3:38



MTZ-66800 SH

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State of Oregon, County of Klamath
Recorded 10/18/04 3:38 p m
Vol M04 Pg 70783
Linda Smith, County Clerk
Fee \$ 21.60 # of Pgs 1

After recording return to:

Brock Higdon

P O BOX 1017

Klamath Falls, OR 97601

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

Brock Higdon

P O BOX 1017

Klamath Falls, OR 97601

Escrow No. MT66800-SH

STATUTORY WARRANTY DEED

Trevor Grant Shuey and Mellisa Joe Shuey, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Brock Higdon**, 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 87 of YALTA GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-002AB-00700-000

Key No: 512555

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 **\$101,500.00**.

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 14th day of October 2004.

(X) Trevor Grant Shuey
Trevor Grant Shuey

(X) Mellisa Joe Shuey
Mellisa Joe Shuey

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on October 14, 2004 by Trevor Grant Shuey and Mellisa Joe Shuey.

Patty De Santos
(Notary Public for ~~Oregon~~ California)

My commission expires 9-19-06



2/00 am