

04 NOV 3 PM 2:29



State of Oregon, County of Klamath
Recorded 11/03/04 2:29 p m
Vol M04 Pg 75508-09
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

After recording return to:
Richard J. Stauffer and Sabrina L. Stauffer
5105 Blue Mountain Drive
Klamath Falls, OR 97601

Until a change is requested all tax statements shall be sent to the following address:
Richard J. Stauffer and Sabrina L. Stauffer
5105 Blue Mountain Drive
Klamath Falls, OR 97601
File No.: 7021-462060 (SAC)
Date: October 26, 2004

STATUTORY WARRANTY DEED

Sally L. Taylor, Grantor, conveys and warrants to **Richard J. Stauffer and Sabrina L. Stauffer as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 13, Block 1, TRACT NO. 1002, LAWANDA HILLS, 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 **\$131,000.00**. (Here comply with requirements of ORS 93.030)

Dated this _____ day of _____, 20_____.

26F,

75509

APN: R497590

Statutory Warranty Deed
- continued

File No.: 7021-462060 (SAC)
Date: 10/26/2004

Sally L. Taylor
Sally L. Taylor

STATE OF ^{AD} Oregon CALIFORNIA)
County of TULARE)ss.

This instrument was acknowledged before me on this 27 day of Oct, 2004
by **Sally L. Taylor**.

Annelie Durbin

Notary Public for ^{AD} Oregon CALIFORNIA
My commission expires: Oct 14, 2005

