

04 NOV 8 AM 11:40



After recording return to:
Brannon Scott and Cyndee Scott
15546 Swisher Road
Merrill, OR 97633

Until a change is requested all tax statements
shall be sent to the following address:
Brannon Scott and Cyndee Scott
15546 Swisher Road
Merrill, OR 97633

File No.: 7021-473723 (SAC)
Date: November 01, 2004

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State of Oregon, County of Klamath

Recorded 11/08/04 11:40 a m

Vol M04 Pg 76786-87

Linda Smith, County Clerk

Fee \$ 26⁰⁰ # of Pgs 2

STATUTORY WARRANTY DEED

Kenneth L. Dencer and Patricia A. Dencer, Trustees of the Dencer Family Trust, Grantor,
conveys and warrants to **Brannon Scott and Cyndee Scott as tenants by the entirety**, Grantee, the
following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lots 5, 6, 7 and 8, Block 4, Clinton, according to the official plat thereof on file in the office of
the County Clerk, Klamath County, Oregon.**

Together with that portion of vacated "B" Street which inures thereto.

And also the Westerly 10 feet of that alley which is located in Block 4,

**And the Northerly 40 feet of Second Avenue which inures to above mentioned lots, that
portion of vacated "B" Street and to the Westerly 10 feet of alley.**

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.

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APN: R123262

Statutory Warranty Deed
- continued

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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 **\$180,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 3 day of Nov, 2004.

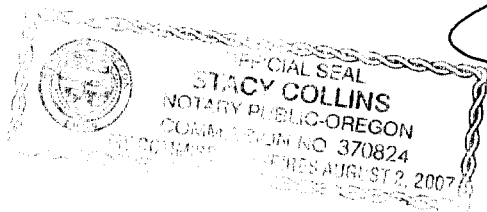
Kenneth L. Dencer and Patricia A. Dencer,
Trustees of the Dencer Family Trust

Kenneth L. Dencer, Trustee
Kenneth L. Dencer, Trustee

Patricia A. Dencer, Trustee
Patricia A. Dencer, Trustee

STATE OF Oregon)
County of Klamath) ss.

This instrument was acknowledged before me on this 3 day of Nov, 2004
by as of Kenneth L. Dencer and Patricia A. Dencer, Trustees of the Dencer Family Trust, on behalf of the



[Signature]
Notary Public for Oregon
My commission expires: 82007