

04 DEC 30 PM 3:37



MT67552-KR

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State of Oregon, County of Klamath
Recorded 12/30/04 3:37 P m
Vol M04 Pg 89860
Linda Smith, County Clerk
Fee \$ 21⁰⁰ # of Pgs 1

THIS SPACE R

After recording return to:

John L. Bocchi

5326 Bryant Ave.

Klamath Falls, OR 97603

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

John L. Bocchi

5326 Bryant Ave.

Klamath Falls, OR 97603

Escrow No.

MT67552-KR

STATUTORY WARRANTY DEED

Jack W. Markgraf and Sherry Markgraf, as tenants by the entirety, Grantor(s) hereby convey and warrant to **John L. Bocchi and Donna M. Bocchi, as tenants by the entirety**, 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:

EXHIBIT "A" LEGAL DESCRIPTION

Parcel 1 of Land Partition 40-04, said Land Partition being a partition of Parcel 3 of Land Partition 20-99, Land Partition 20-99 being a partition of Parcel 2 of Land Partition 11-92 and a portion of SW1/4 SE1/4 of Section 6, all in Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH an easement for access as created on Land Partition 11-92.

AND TOGETHER WITH an easement for roadway and public utilities on, over, across and under the Northwesterly 15 feet of Parcel 2 of Land Partition 40-04, as delineated on the face of said plat, and as created by instrument recorded March 11, 2004 in Volume M04, page 14108, Microfilm Records of Klamath County, Oregon.

Tax Account No: 3910-006C0-00201-000

Key No: 875595

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 **\$10,000.00**.

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 30 day of December, 04.

Jack W. Markgraf
Jack W. Markgraf

Sherry Markgraf
Sherry Markgraf

State of Oregon
County of KLAMATH



This instrument was acknowledged before me on 12/30, 2004 by Jack W. Markgraf and Sherry Markgraf.

Kristi L. Redd
(Notary Public)

My commission expires 11/16/2007

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