GRANTOR NAME AND ADDRESS
Cindy A. Kern

Klamath Falls, OR 97603

GRANTEE NAME AND ADDRESS
Cody D. Allen
1828 Kane St.
Klamath Falls, OR 97603

AFTER RECORDING RETURN TO
Neal G. Buchanan, Attorney At Law
435 Oak Ave.
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO
Grantee

State of Oregon, County of Klamath
Recorded 01/05/2005 _9:43_____m
Vol M05 Pg _00 930_
Linda Smith, County Clerk
Fee $ _21 00_ # of Pgs _1_

WARRANTY DEED - STATUTORY FORM

CINDY A. KERN, Grantor, conveys and warrants to **CODY D. ALLEN**, Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon, to-wit:

TRACT 29, YALTA GARDENS, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon

SUBJECT TO contracts for irrigation and/or drainage and fire protection, reservations, easements, restrictions and rights of way of record as of the date of this deed.

ALSO SUBJECT TO rights of the public in and to any portion of the herein described property lying within the boundaries of roads or highways; and
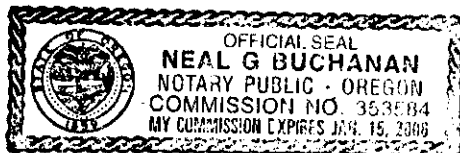
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING AND ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING·OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true and actual consideration for this conveyance is $ 1,500.00. However, the actual consideration consists of or includes other property or value, being fulfillment of Land Sale Contract.
DATED this ___9___ day of December, 2004.

_____
CINDY A. KERN

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on _Dec 9 2004_ by Cindy A. Kern.

OFFICIAL SEAL
NEAL G BUCHANAN
NOTARY PUBLIC · OREGON
COMMISSION NO. 353584
MY COMMISSION EXPIRES JAN. 15, 2008

_____
NOTARY PUBLIC FOR OREGON

Returned @ Counter
Danny Allen