

'05 JAN 20 AM 10:57

Vol M05 Page 04202

State of Oregon, County of Klamath
Recorded 01/20/05 10:57 a m
Vol M05 Pg 04202-03
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

After recording mail to:
Kathy Adams
5635 Cottage Ave
Klamath Falls, Or 97603

Mail Tax Statements to:
Same as above

STATUTORY WARRANTY DEED

Dean Murphy, Grantor hereby convey and warrant to Kathy Adams, Grantee the following described real property in the County of Klamath and State of Oregon, free of encumbrances except as specifically set forth herein:

Lot 80, PLEASANT HOME TRACTS NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No. 3909-002AD-00600-000

Key No. 514303

514303

3909-002AD-00600-000

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 \$45,000.00

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 10TH DAY OF JANUARY, 2005


DEAN MURPHY

NOTARY ACKNOWLEDGEMENT ON ATTACHED PAGE

26✓

04203

STATE OF California

COUNTY OF Fresno

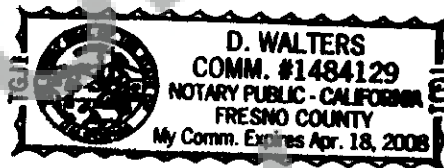
On January 10, 2005 before me, D. Walters
(Name, Title of Officer)

personally appeared Dean Murphy

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.


(Signature of Notary Public)



(This area for notarial seal)