

05 JAN 21 PM 1:13

ASPEN: 00712 MA
After Recording Return to:
JOSEPH W. MC BRIDE
515 Market St.
Klamath Falls, OR 97601

Vol M05 Page 04683

State of Oregon, County of Klamath
Recorded 01/21/05 1:13 P m
Vol M05 Pg 04683
Linda Smith, County Clerk
Fee \$ 21 # of Pgs 1

Until a change is requested all tax statements
Shall be sent to the person and address shown above.

WARRANTY DEED
(INDIVIDUAL)

JAMES D. STORY, herein called Grantor, convey(s) to JOSEPH W. MC BRIDE, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage
Lot 21, HIGHLAND PARK, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

EXCEPTING the following described portion of said Lot 21:

Beginning at the Northwest corner of said Lot 21; thence North 89° 56' East, along the North line of said Lot 21, a distance of 62.60 feet; thence South 02° 45' 16" East, a distance of 62.84 feet to a point on the Southerly line of said Lot 21; thence North 60° 34' West, along the Southerly line of said Lot 21, a distance of 10.46 feet to the Southwest corner of said Lot 21; thence North 46° 08' West, along the Westerly line of said Lot 21, a distance of 80.00 feet to the point of beginning.

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$80,000.00.
(here comply with the requirements of ORS 93.930)

JM. 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 January 21, 2005.


JAMES D. STORY

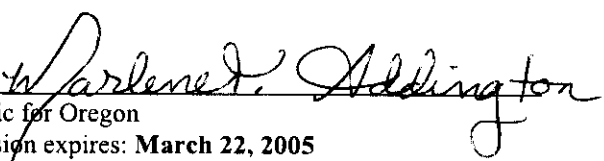
STATE OF OREGON, County of Klamath) ss.

On January 21, 2005, personally appeared the above named JAMES D. STORY and acknowledged the foregoing instrument to be his voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00060712

Before me: 
Notary Public for Oregon
My commission expires: March 22, 2005

Official Seal

