

MT67901KR



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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

John Schlesinger

C/O David Machado 735 SE 7th Street

Grants Pass, OR 97526

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

John Schlesinger

C/O David Machado 735 SE 7th Street

Grants Pass, OR 97526

Escrow No. MT67901-KR

State of Oregon, County of Klamath

Recorded 01/26/05 3:09 P m

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

### STATUTORY WARRANTY DEED

**Michael D. Pearson and Denelda M. Pearson, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **John Schlesinger**, 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:

Lots 9 and 10 of Block 27, SECOND ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Account No.: 3809-029AC-05800-000

Key No.: 214379

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 **\$84,000.00**.

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 21<sup>st</sup> day of January 2005.

Michael D. Pearson  
Michael D. Pearson

Denelda M. Pearson  
Denelda M. Pearson

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Jan. 21, 2005 by Michael D. Pearson and Denelda M. Pearson.

Kristi L. Redd  
(Notary Public)

My commission expires 11/16/2007



2/10 AM