

MT67997 MS



Vol M05 Page 06529

State of Oregon, County of Klamath
 Recorded 01/28/05 3:15 P m
 Vol M05 Pg 06529-36
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 2

After recording return to:

Michael E. Silva
 33003 Rajnus Road
 Malin, OR 97632

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

Michael E. Silva
 33003 Rajnus road
 Malin, OR 97632

Escrow No. MT67997-MS

STATUTORY WARRANTY DEED

Robert R. Powell, Jr. and Anne K. Powell, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Michael E. Silva and Roberta C. Silva, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 **\$335,000.00**.

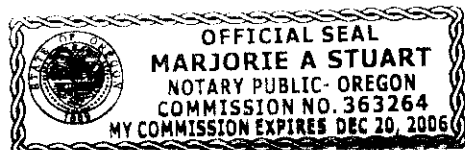
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 28th day of Jan, 2005

Robert R. Powell, Jr.
 Robert R. Powell, Jr.
Anne K. Powell
 Anne K. Powell

State of Oregon
 County of KLAMATH

This instrument was acknowledged before me on 1/28, 2005 by Robert R. Powell, Jr. and Anne K. Powell.



Marjorie A. Stuart
 (Notary Public for Oregon)
 My commission expires 12/20/06

26.00
 *m

06530

EXHIBIT "A"
LEGAL DESCRIPTION

The SW1/4 of the SW1/4 of Section 11, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH an easement for right of way over and across the East 20 feet of the South 20 feet of the SE1/4 SE1/4 of Section 10, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, as granted to Robert Powell and Anne J. Powell, husband and wife, by instrument dated March 7, 1977, recorded March 8, 1977 in Volume M77, page 3915 and re-recorded April 12, 1977 in Volume M77, page 6157, Microfilm Records of Klamath County, Oregon.

Tax Account No: 4112-01100-01400-000

Key No: 109572