



State of Oregon, County of Klamath
 Recorded 01/31/05 3:24 p m
 Vol M05 Pg 07003
 Linda Smith, County Clerk
 Fee \$ 21.00 # of Pgs 1

THIS SPACE RESERV.

After recording return to:

Tyler W. Lee

5160 Regency DriveKlamath Falls, Oregon 97603

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

Tyler W. Lee

5160 Regency DriveKlamath Falls, Oregon 97603

Escrow No. MT67198-KR

STATUTORY WARRANTY DEED

Jerry Hermes, Grantor(s) hereby convey and warrant to **Tyler W. Lee and Sarah C. Lee, 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:

Lot 20 in Tract 1400 - REGENCY ESTATES - PHASE 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-014AC-06900-000

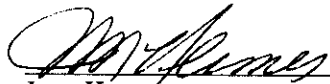
Key No: 890288

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 **\$187,500.00**.

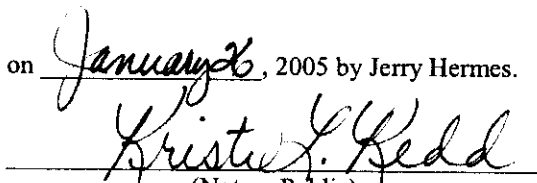
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Dated this 26th day of January, 2005.


 Jerry Hermes

State of Oregon
 County of KLAMATH

This instrument was acknowledged before me on January 26, 2005 by Jerry Hermes.


 (Notary Public)



My commission expires 11/16/2007

21.00