

05 FEB 24 PM 3:49



MT6-67475 SM

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State of Oregon, County of Klamath  
Recorded 02/24/2005 3:49 p m  
THIS SPACE RI Vol M05 Pg 12275  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

After recording return to:  
MISTY D. BOATRIGHT  
5778 AVENUE 296  
VISALIA, CA 93291

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

MISTY D. BOATRIGHT  
5778 AVENUE 296  
VISALIA, CA 93291

Escrow No. MT67475-SM

### STATUTORY WARRANTY DEED

**RICHARD T. BAIR and MILILANI BAIR, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **MISTY D. BOATRIGHT**, 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:

The Easterly 1/2 of Lot 4 and the Northerly 30 feet of the Westerly 1/2 of Lot 4, Block 3, WINEMA PENINSULA, UNIT 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3507-017A0-03000-000

Key No: 233107

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 **\$125,000.00**.

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 22nd day of February, 2005.

Richard T. Bair

RICHARD T. BAIR

Mililani Bair

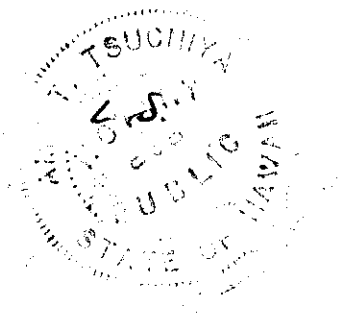
MILILANI BAIR

State of Hawaii  
County of Hawaii

This instrument was acknowledged before me on February 22nd, 2005 by RICHARD T. BAIR and MILILANI BAIR.

[Signature]  
(Notary Public)

My commission expires \_\_\_\_\_



2/20 am