

05 MAR 1 PM 3:20

mtc - 68372 SH



Vol M05 Page 13668

State of Oregon, County of Klamath
Recorded 03/01/2005 3:20 p m
THIS SPACE RESERVED Vol M05 Pg 13668
Linda Smith, County Clerk
Fee \$ 2/00 # of Pgs 1

After recording return to:
Allen R. Reeder
P O Box 7344
Klamath Falls, OR 97602

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

Allen R. Reeder
P O Box 7344
Klamath Falls, OR 97602

Escrow No. MT68372-SH

STATUTORY WARRANTY DEED

Lucas J. Frederickson, Grantor(s) hereby convey and warrant to **Allen R. Reeder and Amy L. Reeder, 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 18 in Block 2 of TRACT 1096 - AMERICANA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 **\$161,500.00**.

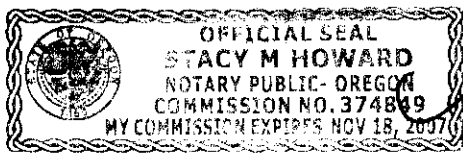
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Dated this 25 day of Feb, 2005

Lucas J. Frederickson
Lucas J. Frederickson

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Feb 25, 2005 by Lucas J. Frederickson.



Stacy M. Howard
(Notary Public for Oregon)

My commission expires 11/18/2007

9/00
am