

05 MAR 4 PM 11:47

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State of Oregon, County of Klamath
Recorded 03/04/2005 11:47 a m
Vol M05 Pg 14733-34
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

After recording return to:

Duane P. Jackson

~~33519 Panther Lane, 33625 Panther~~

~~Lane~~ PO Box 401

~~Bonanza, OR 97623~~

Coarsegold, CA 93614

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

Duane P. Jackson

~~33519 Panther Lane, 33625 Panther~~

~~Lane~~

SAME

~~Bonanza, OR 97623~~

File No.: 7021-528153 (SAC)

Date: February 16, 2005

STATUTORY WARRANTY DEED

A. J. Limbrick, Grantor, conveys and warrants to **Duane P. Jackson**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lots 21 and 22 Block 121 Klamath Falls Forest Estates Highway 66 Unit Plat No. 4, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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.

The true consideration for this conveyance is **\$11,000.00**. (Here comply with requirements of ORS 93.030)

Dated this _____ day of _____, 20____.

JP

14734

APN: 466392

Statutory Warranty Deed
- continued

File No.: 7021-528153 (SAC)
Date: 02/16/2005

A. J. Limbrick
A. J. Limbrick

STATE OF Oregon)
County of Klamath)ss.
)

This instrument was acknowledged before me on this 18 day of February, 2005
by **A. J. Limbrick**.

Mary Shelley Porter

Notary Public for Oregon
My commission expires: May 21, 2007

