



After recording return to:
 Evelyn Hayes
 3042 Laverne Avenue
 Klamath Falls, OR 97603

Until a change is requested all tax statements
 shall be sent to the following address:
 Evelyn Hayes
 3042 Laverne Avenue
 Klamath Falls, OR 97603

File No.: 7021-539520 (SAC)
 Date: March 14, 2005

State of Oregon, County of Klamath
 TH. Recorded 03/17/2005 3:38 p m
 Vol M05 Pg 17580-81
 Linda Smith, County Clerk
 Fee \$ 26⁰⁰ # of Pgs 2

STATUTORY WARRANTY DEED

Walton D. Ross, Trustee or the Successor Trustee of the Walton D. Ross Revocable Trust, dated January 27, 2004, Grantor, conveys and warrants to **Evelyn Hayes**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The Easterly 99.85 feet of Lots 17 and 18 in Block 5 of Third Addition to Altamont Acres, 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 **\$91,900.00**. (Here comply with requirements of ORS 93.030)

Handwritten signature/initials

APN: 543567

Statutory Warranty Deed
- continued

File No.: **7021-539520 (SAC)**
Date: **03/14/2005**

Dated this 15th day of March, 2005.

Walton D. Ross, Trustee or the Successor
Trustee of the Walton D. Ross Revocable
Trust

Walton D. Ross TTEE, UTA 1/27/04
Walton D. Ross, Trustee

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 15th day of March, 2005 by Walton D. Ross as of Walton D. Ross, Trustee or the Successor Trustee of the Walton D. Ross Revocable Trust, on behalf of the .

Michael D. Rose

Notary Public for Oregon
My commission expires: 8/11/2007

