

05 APR 4 PM 3:29

MTZ-68242KR



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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
Todd Wilkins

2030 Portland Street
Klamath Falls, Oregon 97601

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

Todd Wilkins
2030 Portland Street
Klamath Falls, Oregon 97601

Escrow No. MT68242-KR

State of Oregon, County of Klamath
Recorded 04/04/2005 3:29 Pm
Vol M05 Pg 23101
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

STATUTORY WARRANTY DEED

Mary G. Farr, Grantor(s) hereby convey and warrant to **Todd Wilkins and Lynne Wilkins, 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:

Lots 10 and 11 in Block 42 of HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-028BD-05800-000

Key No: 218026

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:

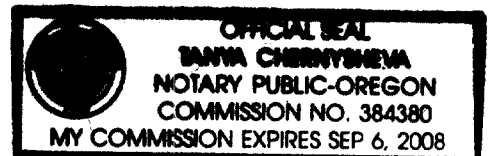
The true and actual consideration for this conveyance is **\$189,000.00**.

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 1 day of April, 05.

Mary G. Farr
Mary G. Farr

State of Oregon
County of KLAMATH



This instrument was acknowledged before me on April, 1, 2005 by Mary G. Farr.

[Signature]
(Notary Public for Oregon)

My commission expires Sept. 6, 2008

2/10/07