

MT69135 KR

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State of Oregon, County of Klamath
Recorded 05/12/05 3:17 p.m.
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Linda Smith, County Clerk

THIS SPACE RES Fee \$ 21.00 # of Pgs 1

After recording return to:

Andrew Q. Thompson

2022 Verano St

Sacramento, CA 95838

Until a change is requested all
tax statements shall be sent to

The following address:

Andrew Q. Thompson

2022 Verano St

Sacramento, CA 95838

Escrow No. MT69135-KR

STATUTORY WARRANTY DEED

JRS & ASSOCIATES LLC, an Oregon Limited Liability Company, Grantor(s) hereby convey and warrant to **Andrew Q. Thompson**, 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 1 in Block 3 of PINE RIDGE ESTATES, UNIT 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3407-027AC-00400-000

Key No: 194729

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 **\$23,000.00**.

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 10 day of May, 2005.

JRS & ASSOCIATES LLC, an Oregon Limited Liability Company

BY: Richard L. Scherzer
Richard L. Scherzer, Member

State of Oregon
County of Deschutes

This instrument was acknowledged before me on May 10th, 2005 by Richard L. Scherzer as a Member for JRS & ASSOCIATES LLC, an Oregon Limited Liability Company.

Cathy Lawgates
(Notary) Public for Oregon

My commission expires 11/9/5



2/10 am