

05 MAY 17 AM 11:13

MT66705 SH



Vol M05 Page 35571

State of Oregon, County of Klamath
Recorded 05/17/05 11:19a m
Vol M05 Pg 35571-72
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

THIS SPACE RESERVE

After recording return to:
INTERNATIONAL CHURCH OF THE
FOURSQUARE GOSPEL
1910 WEST SUNSET BLVD. STE 200
LOS ANGELES, CA 90026-0176

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

INTERNATIONAL CHURCH OF THE
FOURSQUARE GOSPEL
1910 WEST SUNSET BLVD. STE 200
LOS ANGELES, CA 90026-0176

Escrow No. MT66705-SH

STATUTORY WARRANTY DEED

RONALD C. WEGENER and SHERRY R. WEGENER, as tenants by the entirety, Grantor(s) hereby convey and warrant to **INTERNATIONAL CHURCH OF THE FOURSQUARE GOSPEL**, 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:

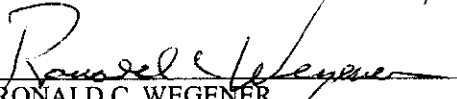
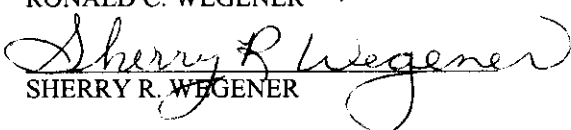
SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 **\$95,000.00**.

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.

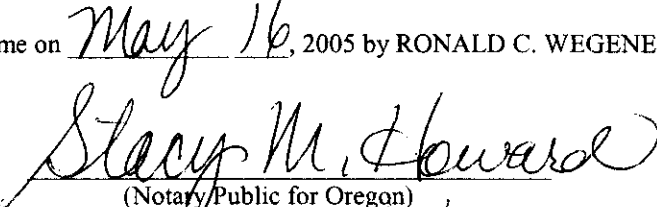
Dated this 16 day of May, 05.


RONALD C. WEGENER

SHERRY R. WEGENER

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 16, 2005 by RONALD C. WEGENER and SHERRY R. WEGENER.




(Notary Public for Oregon)
My commission expires 11/18/2007

2600
CMM

35572

EXHIBIT "A"
LEGAL DESCRIPTION

Parcel 2 of Land Partition 39-00, said Land Partition being a Partition of Parcel 1 of Land Partition 56-98, situated in the SW1/4 NW1/4 Section 10, Township 39 South, Range 10 East, of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH an easement for access, public utilities, sewer and drainage over, across and under Chokecherry Court as created by instrument dated May 12, 1991, recorded November 12, 1992 in Volume M92, page 26854, Microfilm Records of Klamath County, Oregon, EXCEPT the West 30 feet of said Parcel 2 lying within said Chokecherry Court.

Tax Account No.: 3910-010BC-00604-000

Key No.: 887294

**** DEED RESRICTION: NO MANUFACTURED HOMES ALLOWED ON SUBJECT PROPERTY**