

MTZ-69435 TM

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State of Oregon, County of Klamath

Recorded 06/02/05 3:25 p mVol M05 Pg 41284

Linda Smith, County Clerk

THIS SPACE RESERVE Fee \$ 2/00 # of Pgs 1

After recording return to:

Phillip H. ThomasP.O. Box 8840Chico, CA 95927

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

Phillip H. ThomasP.O. Box 8840Chico, CA 95927

Escrow No. MT69435-TM

STATUTORY WARRANTY DEED

Susan F. Tester, Grantor(s) hereby convey and warrant to **Phillip H. Thomas and Betty M. Thomas, 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:

Lot 28, TONATEE HOMES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-011CB-08200-000

Key No: 554055

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:

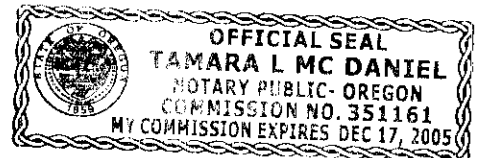
The true and actual consideration for this conveyance is **\$135,000.00**.

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 27 day of May, 2005

Susan F. Tester

Susan F. Tester



State of Oregon

County of KLAMATH

This instrument was acknowledged before me on May 27, 2005 by Susan F. Tester.

Tamara L. McDaniel
(Notary Public for Oregon)

My commission expires 12/17/05

2/00
Jan