

05 JUN 07 03:29

MTZ-699182

Vol M05 Page 41510



After recording return to:
MARY DIANE KEITH

P.O. Box 1625
Bend, OR 97709

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

MARY DIANE KEITH

P.O. Box 1625
Bend, OR 97709

File No.: 7194-598007 (SMJ)

Date: May 26, 2005

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath

Recorded 06/03/2005 3:29 p.m.

Vol M05 Pg 41510-11

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

JERRY W. RUSSELL, Grantor, conveys and warrants to **MARK KEITH AND MARY DIANE KEITH, HUSBAND AND WIFE**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LOT 1, IN BLOCK 3 OF TRACT NO. 1074, LEISURE WOODS, 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 **\$55,000.00**. (Here comply with requirements of ORS 93.030)

2600 AM


41511

APN: 2407-007D-0300

Statutory Warranty Deed
- continued

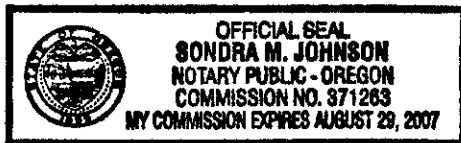
File No.: 7194-598007 (SMJ)
Date: 05/26/2005

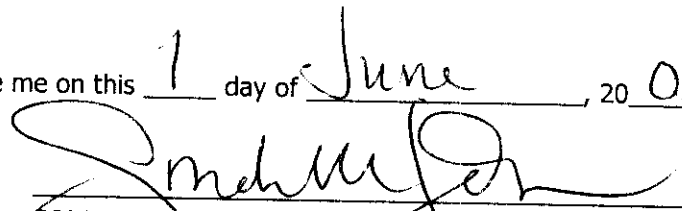
Dated this 1 day of June, 2005.


JERRY W. RUSSELL

STATE OF OR)
County of LANE)ss.
)

This instrument was acknowledged before me on this 1 day of June, 2005
by **JERRY W. RUSSELL**.




SONDRA M. JOHNSON
Notary Public for OR
My commission expires: 8-29-2007