

05 JUN 07 PM 03:23

mtc-69984

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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 Pm

Vol M05 Pg 41512-13

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

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

LOT 25, IN BLOCK 6 IN LEISURE WOODS, UNIT 2, 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 **\$69,387.00**. (Here comply with requirements of ORS 93.030)

Dated this 1 day of June, 2005.

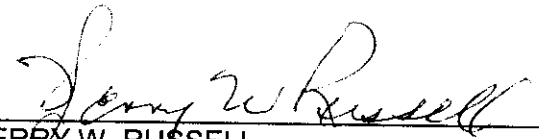
2609M

41513

APN: 2407-007D-0300

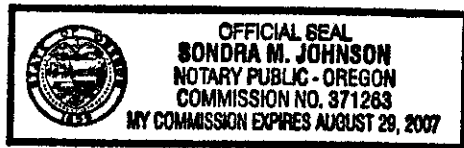
Statutory Warranty Deed
- continued

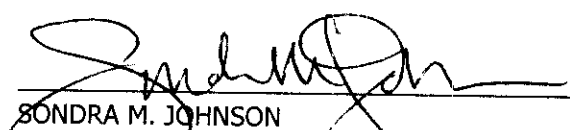
File No.: 7194-598007 (SMJ)
Date: 05/26/2005


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