

05 JUN 7 PM 3:40

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After recording return to:
Larry Allen

6421 Chimney Ave
Klamath Falls, OR
97603

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

Larry Allen

Same

File No.: 7021-551416 (SAC)

Date: March 25, 2005

State of Oregon, County of Klamath

Recorded 06/07/05 3:40 p m

Vol M05 Pg 42419-20

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

David E. Northrup, Grantor, conveys and warrants to **Larry Allen**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 14 in Block 69 in Klamath Falls Forest Estates Highway 66 Unit Plat No. 3, 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 **\$12,500.00**. (Here comply with requirements of ORS 93.030)

Dated this _____ day of _____, 20____.

HeF

42420

APN: 465455

Statutory Warranty Deed
- continued

File No.: 7021-551416 (SAC)
Date: 03/25/2005

David E. Northrop
David E. Northrop
DN



STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 1 day of April, 2005
by **David E. Northrop**.

DN

Karen K Huskey May 7, 2005

Notary Public for Oregon
My commission expires: