

05 JUN 10 PM 3:01

MTZ-69331 TM



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State of Oregon, County of Klamath
Recorded 06/10/05 3:01 P m
Vol M05 Pg 43612-13

THIS SPACE RESE Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

After recording return to:
MICHAEL W. JOHNSTON
1330 DRY CREEK ROAD
EAGLE POINT, OR 97524

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

MICHAEL W. JOHNSTON
1330 DRY CREEK ROAD
EAGLE POINT, OR 97524

Escrow No. MT69331-TM

STATUTORY WARRANTY DEED

LYLE SMITH and BONNIE SMITH, as tenants by the entirety, Grantor(s) hereby convey and warrant to **MICHAEL W. JOHNSTON and CYNTHIA E. JOHNSTON, 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:

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 **\$50,000.00**.

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 2nd day of June, 2005

Lyle Smith
LYLE SMITH

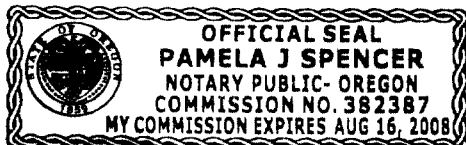
Bonnie Smith
BONNIE SMITH

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on June 2, 2005 by LYLE SMITH and BONNIE SMITH.

Pamela J Spencer
(Notary Public for Oregon)

My commission expires 8/16/2008



2/6/05

43613

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

Lot 1 in Block 13, BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Account No.: 3809-019CD-7201-000 Key No.: 882277

PARCEL 2:

Lot 2 in Block 13 of BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Account No.: 3809-019CD-7200-000 Key No.: 435835