

05 JUN 15 PM 2:57

MT69579 TM



Vol M05 Page 44984

State of Oregon, County of Klamath
Recorded 06/15/05 2:57 P.m
THIS SPACE Vol M05 Pg 44984
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

After recording return to:
ENSMINGER 1996 REVOCABLE TRUST
885 ROSEMONT COURT
KLAMATH FALLS, OR 97603

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

ENSMINGER 1996 REVOCABLE TRUST
885 ROSEMONT COURT
KLAMATH FALLS, OR 97603

Escrow No. MT69579-TM

STATUTORY WARRANTY DEED

FREDERICK W. FRENCH and ROXANA L. FRENCH, as tenants by the entirety, Grantor(s) hereby convey and warrant to **ROBERT ENSMINGER AND KATHRYN ENSMINGER AS TRUSTEES OF THE ENSMINGER 1996 REVOCABLE TRUST**, 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 30 in TRACT NO. 1344, SEVENTH ADDITION TO NORTH HILLS, PHASE 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-036BC-01000-000

Key No: 885338

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 **\$250,000.00**.

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 9 day of June, 2005

F. W. French
FREDERICK W. FRENCH

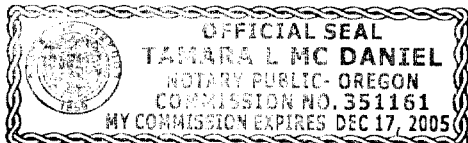
Roxana L. French
ROXANA L. FRENCH

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on June 9, 2005 by FREDERICK W. FRENCH and ROXANA L. FRENCH.

Tamara L. McDaniel
(Notary Public for Oregon)

My commission expires 12/17/05



2/10/05