



After recording return to:  
 Richard K. Jermane and Donagene  
 Jermane  
 6311 Harlan Drive  
 Klamath Falls, OR 97603

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

Richard K. Jermane and Donagene  
 Jermane  
 6311 Harlan Drive  
 Klamath Falls, OR 97603

File No.: 7021-603926 (DMC)  
 Date: June 10, 2005

THIS SPAC

State of Oregon, County of Klamath

Recorded 06/15/05 3:53 p mVol M05 Pg 45113-4

Linda Smith, County Clerk

Fee \$ 26<sup>00</sup> # of Pgs 2

### STATUTORY WARRANTY DEED

**Linda K. Matthews**, Grantor, conveys and warrants to **Richard K. Jermane and Donagene Jermane, as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 9 in Block 18, Tract No. 1127, Ninth Addition to Sunset Village, 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 **\$230,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 15 day of June, 2005.

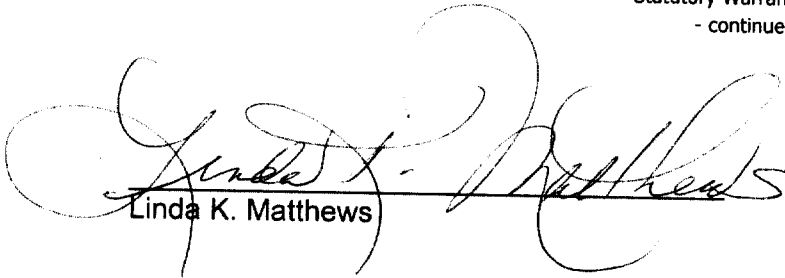
26<sup>00</sup>

45114

APN: 565506

Statutory Warranty Deed  
- continued


File No.: 7021-603926 (DMC)  
Date: 06/10/2005

  
Linda K. Matthews

STATE OF Oregon )  
County of Klamath )ss.  
)

This instrument was acknowledged before me on this 15 day of June, 2005  
by **Linda K. Matthews.**



  
Dori Crain  
Notary Public for Oregon  
My commission expires: November 7, 2005