

05 JUN 24 PM 3:42

Vol M05 Page 48133



After recording return to:  
Rob D. Hays  
7412 Andrew Drive  
Klamath Falls, OR 97603

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

Rob D. Hays  
7412 Andrew Drive  
Klamath Falls, OR 97603

File No.: 7021-519792 (SAC)  
Date: June 08, 2005

State of Oregon, County of Klamath  
THIS SP/ Recorded 06/24/05 3:42 p.m.  
Vol M05 Pg 48133-34  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

### STATUTORY WARRANTY DEED

**Sierra Development, LLC, an Oregon**, Grantor, conveys and warrants to **Rob D. Hays, a single man**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 34 Tract 1383-Sierra Heights, 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 **\$209,175.00**. (Here comply with requirements of ORS 93.030)

Dated this 9 day of June, 2005

205

48134

APN: 890317

Statutory Warranty Deed  
- continued

File No.: 7021-519792 (SAC)  
Date: 06/08/2005

Sierra Development, LLC



By: Michael L. Wilcher

STATE OF Oregon )  
County of Klamath )ss.  
)

This instrument was acknowledged before me on this 01 day of June, 2005  
by Michael L. Wilcher as of Sierra Development, LLC, on behalf of the .



Notary Public for Oregon  
My commission expires: 8-2007

