

MTZ - 68824 KR

05 JUL 10 AM 11:07



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State of Oregon, County of Klamath  
Recorded 07/18/05 11:07a m  
Vol M05 Pg 54987

THIS SPACE Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

After recording return to:  
Joe Keller Construction, Inc.  
6640 Keller Road  
Klamath Falls, OR 97603

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

Joe Keller Construction, Inc.  
6640 Keller Road  
Klamath Falls, OR 97603

Escrow No. MT68824-KR  
Title No. 0068824

SWD

### STATUTORY WARRANTY DEED

**J.K. DEVELOPMENT CO**, Grantor(s) hereby convey and warrant to **JOE KELLER CONSTRUCTION, Inc., an Oregon Corporation** 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 5 in Block 21 of SUNSET VILLAGE <sup>9<sup>th</sup></sup> ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-012CD-01300-000

Key No: 565819

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 **\$38,000.00**.

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 13<sup>th</sup> day of July, 2005.

J.K. DEVELOPMENT CO

BY: [Signature]  
Stephen Keller, Secretary

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on July 13, 2005 by Stephen Keller as Secretary for J.K. DEVELOPMENT CO.



[Signature]  
(Notary Public for Oregon)

My commission expires 11/16/2007

2/00  
an