

05 JUL 19 PM 3:13

MTT-70127MS



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State of Oregon, County of Klamath
Recorded 07/19/05 3:13 pm

Vol M05 Pg 55505

THIS SPACE Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

After recording return to:

Mark L. Garner

5675 Delaware Avenue

Klamath Falls, OR 97603

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

Mark L. Garner

5675 Delaware Avenue

Klamath Falls, OR 97603

Escrow No. MT70127-MS

Title No. 0070127

SWD

STATUTORY WARRANTY DEED

Ronald L. Adair, Grantor(s) hereby convey and warrant to **Mark L. Garner and Dawn L. Garner, 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:

The Easterly 41 feet of TRACT 52 of CLOVERDALE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, together with the Westerly one-half of vacated Lodi Street adjacent to said property.

Tax Account No: 3909-002DD-03100-000

Key No: 523311

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 **\$149,460.00**.

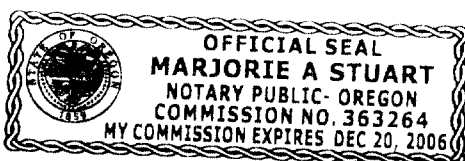
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 14th day of July, 2005

Ronald L. Adair
Ronald L. Adair

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 7/14, 2005 by Ronald L. Adair.



Marjorie A. Stuart
(Notary Public for Oregon)

My commission expires 12/20/06

2/10 am