

05 JUL 22 PM 0:22

MT69856-MS



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State of Oregon, County of Klamath
Recorded 07/22/05 3:22 p.m.
Vol M05 Pg 56714
Linda Smith, County Clerk
Fee \$ 21- # of Pgs 1

THIS SPACE RESER

After recording return to:

Justin E. Stephens

2501 1/2 Montelius Street

Klamath Falls, OR 97601

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

Justin E. Stephens

2501 1/2 Montelius Street

Klamath Falls, OR 97601

Escrow No. MT69856-MS

Title No. 0069856

SWT

STATUTORY WARRANTY DEED

Christopher D. Evans, Grantor(s) hereby convey and warrant to **Justin E. Stephens**, 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:

Parcel 1 of Land Partition No. 16-00 situated in the SW1/4 SW1/4 of Section 20, Township 38 South, Range 9 East, Willamette Meridian, Klamath County, Oregon, as duly recorded in the office of the Clerk of Klamath County, Oregon.

Tax Account No: 3809-020CC-03201-000

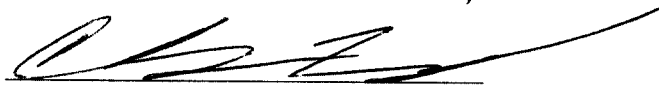
Key No: 886678

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 **\$76,500.00**.

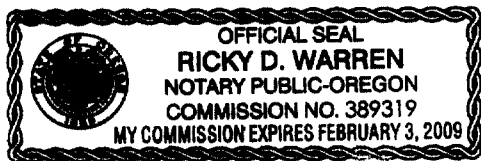
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

Dated this 20th day of JULY, 2005


Christopher D. Evans

State of Oregon

County of Lane



This instrument was acknowledged before me on July 20, 2005 by Christopher D. Evans.


(Notary Public for Oregon)

My commission expires Feb 3rd 2009

2/00 am