



After recording return to:  
First American Exchange  
4720 Douglas Ave.  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
First American Exchange  
4720 Douglas Ave.  
Klamath Falls, OR 97601

File No.: 7021-618399 (BS)  
Date: July 19, 2005

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath  
Recorded 07/25/05 3:44 Pm  
Vol M05 Pg 57325-26  
Linda Smith, County Clerk  
Fee \$ 210.00 # of Pgs 2

## STATUTORY WARRANTY DEED

**Dewayne E. Cook and David G. Whipple not as tenants in common, but with rights of survivorship**, Grantor, conveys and warrants to **Frank D. Kinney and Joan M. Kinney Husband and Wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 18 of Tract 1283, 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. The **2005-2006** Taxes, a lien not yet payable..
2. 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 **\$95,000.00**. (Here comply with requirements of ORS 93.030)

*Handwritten initials*

APN: 877164

Statutory Warranty Deed  
- continued

57326

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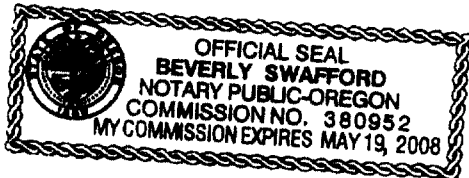
Dated this 19 day of July, 2005.

Dewayne E. Cook By Doreen E. Cook  
Dewayne E. Cook attorney in fact

David G. Whipple By Doreen E. Cook  
David G. Whipple attorney in fact

STATE OF Oregon )  
County of Klamath )ss.  
)

This instrument was acknowledged before me on this 19 day of July, 2005  
by **Dewayne E. Cook and David G. Whipple.**



Beverly Swafford  
Notary Public for Oregon  
My commission expires: May 19, 2008