

05 AUG 1 PM 3:14

MT- 69895 TM

Vol M05 Page 59999



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
PATRICIA C. BARRAGAN
1214 Tamera Drive
Klamath Falls, OR 97603

State of Oregon, County of Klamath
Recorded 08/01/05 3:14 Pm
Vol M05 Pg 59999
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

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

PATRICIA C. BARRAGAN
1214 Tamera Drive
Klamath Falls, OR 97603

Escrow No. MT69895-TM
Title No. 0069895

STATUTORY WARRANTY DEED

~~HOWARD T. BROKAW~~ ^{3.b.} ~~and~~ FRANCES B. BROKAW, AS INITIAL CO-TRUSTEES OF THE
BROKAW FAMILY TUST DATED SEPTEMBER 30, 1993, Grantor(s) hereby convey and warrant to
PATRICIA C. BARRAGAN, 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 2 in Block 9, FIRST ADDITION TO KLAMATH RIVER ACRES, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon.

Tax Account No.: 3907-036B0-00700-000
487994

Key No.:

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 **\$183,500.00**.

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 26 day of July, 2005.

HOWARD T. BROKAW AND FRANCES B. BROKAW TRUST

BY: Frances B Brokaw Trustee
FRANCES B. BROKAW, TRUSTEE

State of Idaho)
ss
County of Ada)

On this 26 day of July, 2005 before me Patty Hansen, a notary public in and for said State,
personally appeared ~~HOWARD T. BROKAW~~ and FRANCES B. BROKAW, AS INITIAL CO-TRUSTEES OF THE
BROKAW FAMILY TUST DATED SEPTEMBER 30, 1993 known or identified to me to be the persons whose names are
subscribed to the within instrument, and acknowledged to me that they executed the same.

Patty Hansen
Notary Public

Residing at: 10400 Overland Rd. Boise, ID 83709
Commission Expires: 6-25-2010



2/10 AM