



After recording return to:
Richard V. Orton and Susan A. Orton
2709 Sierra Heights Dr.
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Richard V. Orton and Susan A. Orton
2709 Sierra Heights Dr.
Klamath Falls, OR 97603

File No.: 7021-528598 (SAC)
Date: August 02, 2005

THIS SPACE RESERVED FOR RECORDER'S USE

Vol M05 Page 60973

State of Oregon, County of Klamath
Recorded 08/03/05 3:25P m
Vol M05 Pg 60973-74
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Sierra Developments, LLC, an Oregon Limited Liability Company, Grantor, conveys and warrants to **Richard V. Orton and Susan A. Orton as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 10, SIERRA HEIGHTS, TRACT 1383, 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 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 **\$247,800.00**. (Here comply with requirements of ORS 93.030)

26F

60974

APN: R890320

Statutory Warranty Deed
- continued

File No.: 7021-528598 (SAC)
Date: 08/02/2005

Dated this 2 day of August, 2005.

Sierra Developments,
LLC, an Oregon
Limited Liability
Company

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 2 day of August, 2005
by as of Sierra Developments, LLC, an Oregon Limited Liability Company, on behalf of the

Michael Wiche, President

Notary Public for Oregon
My commission expires 8/2/07

