

MT70427 MS



State Of Oregon, County Of Klamath

M05-61745

08/11/2005 02:35:20 PM

Of Pages 1 Fee: \$21.00

After recording return to:

Candice M. Davis

5642 Harvest Road

Rocklin, CA 95765

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

Candice M. Davis

5642 Harvest Road

Rocklin, CA 95765

Escrow No. MT70427-MS

Title No. 0070427

SWD

STATUTORY WARRANTY DEED

John A. Bender and Margaret K. Bender, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Candice M. Davis and Paul T. Davis, 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:

Lot 24, Block 31, HOT SPRINGS ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-029AD-01900-000

Key No: 215476

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 **\$117,500.00**.

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.

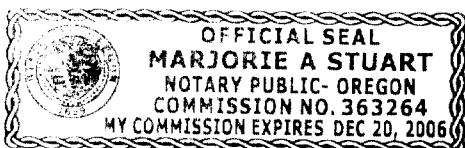
Dated this 10th day of Aug, 2005

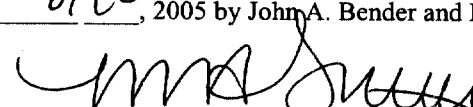

John A. Bender


Margaret K. Bender

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 8/10, 2005 by John A. Bender and Margaret K. Bender.




(Notary Public for Oregon)

My commission expires 12/20/06

2/10