



MT70715 MS

State Of Oregon, County Of Klamath

M05-62164

08/17/2005 02:49:18 PM

Of Pages 1 Fee: \$21.00

After recording return to:

Donald Beck

P.O. Box 177

Keno, OR 97627

Until a change is requested all

tax statements shall be sent to

The following address:

Donald Beck

P.O. Box 177

Keno, OR 97627

Escrow No.

MT70715-MS

Title No.

0070715

STATUTORY WARRANTY DEED

Jeffrey H. Sargo, Grantor(s) hereby convey and warrant to Donald Beck, 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 19, Block 26, FOURTH 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: 3907-035A0-01400-000

Key No: 489705

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 **\$225,000.00**.

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 16 day of August, 2005

Jeffrey H. Sargo

STATE OF CALIFORNIA

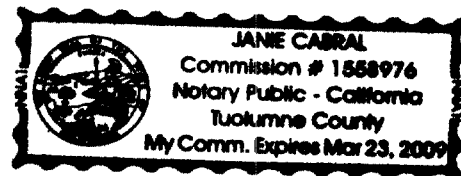
COUNTY OF Tuolumne

On Aug 16, 2005 before me, Janie Cabral, Notary personally appeared Jeffrey H. Sargo personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that executed the same in authorized capacity(ies), and that by signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

Janie Cabral



2/10 am