



After recording return to:  
Vernon McMahon and Melissa  
McMahon  
3025 Greenleaf St.  
Malin, OR 97632

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

Vernon McMahon and Melissa  
McMahon  
3025 Greenleaf St.  
Malin, OR 97632

File No.: 7021-599562 (DMC)  
Date: August 16, 2005

State Of Oregon, County Of Klamath

**M05-62341**

08/19/2005 03:44:55 PM

# Of Pages 2 Fee: \$26.00

## STATUTORY WARRANTY DEED

**Deborah J. Lerma**, Grantor, conveys and warrants to **Vernon McMahon and Melissa McMahon as husband and wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 3 in Block 5, Tract 1137 - Meadowglenn, 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 **\$93,500.00**. (Here comply with requirements of ORS 93.030)

26-F

APN: R110855

Statutory Warranty Deed  
- continued

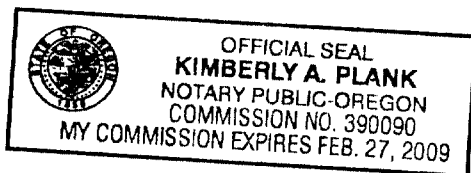
File No.: 7021-599562 (DMC)  
Date: 08/16/2005

Dated this 18 day of August, 2005.

Deborah J. Lerma  
Deborah J. Lerma  
DIEBZA

STATE OF Oregon )  
County of )ss.  
)

This instrument was acknowledged before me on this 18 day of Aug, 2005  
by **Deborah J. Lerma**.



Kimberly A. Plank  
Notary Public for Oregon  
My commission expires: 2/27/09