

mtc-70989

RECORDING REQUESTED BY
FIDELITY NATIONAL TITLE COMPANY OF OREGON

GRANTOR'S NAME
Paul J. Schaller and Kaye F. Schaller

GRANTEE'S NAME
Harry W. Yant, Jr.

SEND TAX STATEMENTS TO:
Harry W. Yant, Jr.
15845 SW Sundew Drive
Tigard, OR 97223

AFTER RECORDING RETURN TO:
Harry W. Yant, Jr.
15845 SW Sundew Drive
Tigard, OR 97223

State Of Oregon, County Of Klamath

M05-62422

08/22/2005 10:36:24 AM

Of Pages 3 Fee: \$31.00

2607-00180-04300-000 / 164752

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Paul J. Schaller and Kaye F. Schaller Husband and Wife and Theresa K. Hawkins who acquired title as Theresa K. Villani, not as Tenants in Common but with Rights of Survivorship, Grantor, conveys and warrants to

Harry W. Yant, Jr., Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Klamath, State of Oregon,

Subject to and excepting:

Easements, Covenants, Conditions and Restrictions of record

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 AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$179,900.00 (See ORS 93.030)

DATED: August 15, 2005

Paul J. Schaller
Paul J. Schaller

Kaye F. Schaller
Kaye F. Schaller

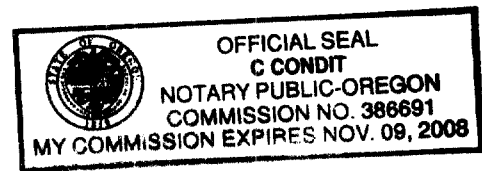
Theresa K. Hawkins aka Theresa K. Villani
Theresa K. Hawkins aka Theresa K. Villani

STATE OF OREGON
COUNTY OF Deschutes

This instrument was acknowledged before me on
August 17, 2005

by Paul J. Schaller and Kaye F. Schaller

[Signature]
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES: 11/9/08



3/00

141

STATE OF OREGON
COUNTY OF ~~Klamath~~ Deschutes

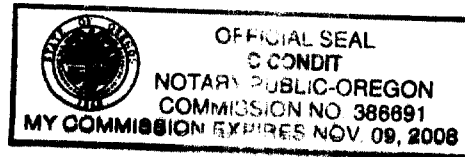
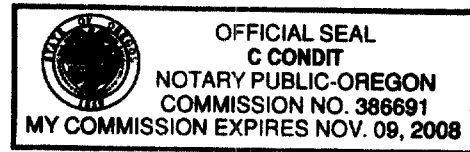
This instrument was acknowledged before me on

August 17, 2005

by Theresa K. Hawkins aka Theresa K. Villani

[Signature]

NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES: 11/9/08



Lot 29 in Block 15 of TRACT NO. 1042, TWO RIVERS NORTH, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 2607-001B0-04300-000

Key No: 164752