

08/29/05 2:20 PM 03:00

MTZ-71188MS



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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Daniel J. Zahn

30318 Thunderbear Road

Bonanza, OR

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

Daniel J. Zahn

30318 Thunderbear Road

Bonanza, OR

Escrow No. MT71188-MS

Title No. 0071188

SWD

State of Oregon, County of Klamath

Recorded 08/29/05 3:00 pm

Vol M05 Pg 63022

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

STATUTORY WARRANTY DEED

James L. Yeries and Deborah R. Yeries, as tenants in common, Grantor(s) hereby convey and warrant to **Daniel J. Zahn**, 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 1 in Block 23, KLAMATH FALLS FOREST ESTATES – HIGHWAY 66 UNIT - PLAT NO. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3711-028B0-02000-000

Key No: 397608

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 **\$55,000.00**.

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 22nd day of Aug, 2005


James L. Yeries


Deborah R. Yeries

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on 8/22, 2005 by James L. Yeries and Deborah R. Yeries.


(Notary Public for Oregon)

My commission expires 12/20/06



2/10