



MT70889KR

M05-63494

Klamath County, Oregon

09/02/2005 03:03:03 PM

Pages 2 Fee: \$26.00

After recording return to:

Katy J. Wessel

801 GILPIN ROAD

GOLDEN, CO 80403

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

Katy J. Wessel

801 GILPIN ROAD

GOLDEN, CO 80403

Escrow No. MT70889-KR

Title No. 0070889

SWU

STATUTORY WARRANTY DEED

Randall C. Law and Joanna M. Law, Husband and Wife, and Carol A. Cossey and Raymond L. Law, with the rights of survivorship, Grantor(s) hereby convey and warrant to **Katy J. Wessel**, 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:

LEGAL DESCRIPTION

All that portion of the SW1/4 NW1/4 and all that portion of Government Lot 4 in Section 20, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, lying West of the right of way line of the California Northeastern Railway Company, SAVING AND EXCEPTING that property described in Deed Volume 289, page 623, Deed Records of Klamath County, Oregon, and also excepting any portion thereof lying within existing roadways, ditches, canals and laterals.

Tax Account No: 3909-02000-00900-000

Key No: 580972

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 **\$350,000.00**.

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 31st day of August, 2005.

Randall C. Law
Randall C. Law

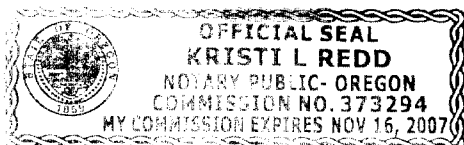
Joanna M. Law
Joanna M. Law

Carol A. Cossey
Carol A. Cossey

Raymond L. Law
Raymond L. Law

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Aug. 31, 2005 by Randall C. Law, Joanna M. Law, Carol A. Cossey and Raymond L. Law.



Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007