

M05-63503

Klamath County, Oregon

09/02/2005 03:30:05 PM

Pages 2 Fee: \$26.00

After Recording Return to:

GALE ~~G~~ TEPPER and KATHRYN L. TEPPER

7333 N CAMPBELL AVE
PORTLAND, OR 97217

Until a change is requested all tax statements

Shall be sent to the following address:

GALE L. TEPPER and KATHRYN L. TEPPER

Same as Above

WARRANTY DEED

(INDIVIDUAL)

ATE 6/19/79

JAMES M. SEVERIN, herein called grantor, convey(s) to GALE ^GL. TEPPER and KATHRYN L. TEPPER, tenants by the entirety, HUSBAND AND WIFE, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

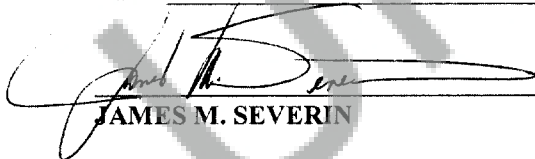
and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$12,500.00.
(here comply with the requirements of ORS 93.930)

GT
/U
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 _____


JAMES M. SEVERIN

STATE OF OREGON, County of Klamath) ss.

On September 01, 2005 personally appeared the above named JAMES M. SEVERIN and acknowledged the foregoing instrument to be their/his/her voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00061979

Before me: M A Silveria
Notary Public for Oregon
My commission expires: 3/10/09

Official Seal

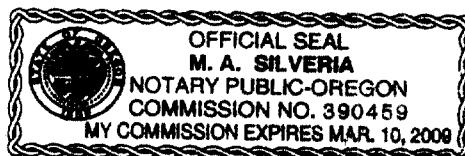


Exhibit A

Lot 8, Block 5, LATAKOMIE SHORES, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 118 MAP 3507-007CD TL 02400 KEY #230645

Unofficial
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