

MTZ-71420LV



M05-63658

Klamath County, Oregon

09/07/2005 10:35:52 AM

Pages 1 Fee: \$21.00

After recording return to:

MELODY STEVENS

211 GENESSEE STREET

MEDFORD, OR 97504

Until a change is requested all

tax statements shall be sent to

The following address:

MELODY STEVENS

211 GENESSEE STREET

MEDFORD, OR 97504

Escrow No. MT71420-LW

Title No. 0071420

END

STATUTORY WARRANTY DEED

NEIL LEHNHERR, Grantor(s) hereby convey and warrant to **MELODY STEVENS AND RICHARD C. STEVENS, as tenants by the entirety**, 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 74 in SECOND ADDITION TO SPORTSMAN PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3606-003CB-02500-000

Key No: 311282

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 **\$12,000.00**.

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 1st day of Sept, 2005

NEIL LEHNHERR

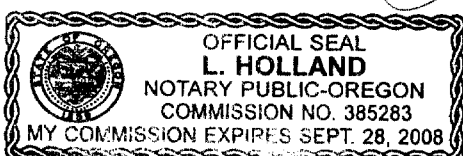
State of Oregon

County of Jackson

This instrument was acknowledged before me on 9/1/05, 2005 by NEIL LEHNHERR.

(Notary Public for Oregon)

My commission expires 9/28/08



2/00