

mtc - 71026 LW



M05-64149

Klamath County, Oregon

09/13/2005 02:33:54 PM

Pages 1 Fee: \$21.00

After recording return to:

ROBERT H. SPROULE

410 ACACIA AVENUE

CORONA DEL MAR, CA 92625

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

ROBERT H. SPROULE

410 ACACIA AVENUE

CORONA DEL MAR, CA 92625

Escrow No. MT71026-LW

Title No. 0071026

SWD

STATUTORY WARRANTY DEED

DIXIE J. COLLINS, Grantor(s) hereby convey and warrant to **ROBERT H. SPROULE and DEBRA K. SPROULE, 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 30 in TRACT 1325 - SILVER RIDGE ESTATES - FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Account No.:

3908-02200-04000-000

Key No.:

882507

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 **\$220,000.00**.

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.

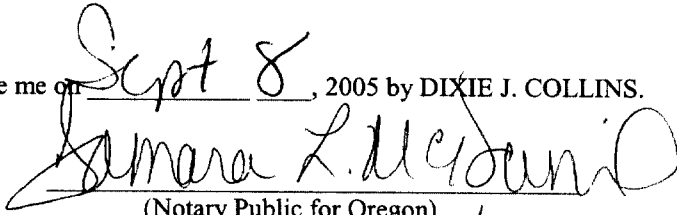
Dated this 8 day of Sep., 05.


DIXIE J. COLLINS

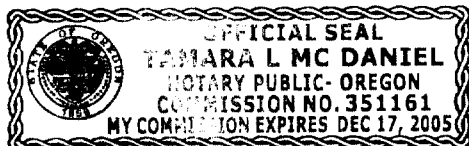
State of Oregon

County of KLAMATH

This instrument was acknowledged before me on Sept 8, 2005 by DIXIE J. COLLINS.


(Notary Public for Oregon)

My commission expires 12/17/05



2/00