

mtc-71003 KR



M05-64424

Klamath County, Oregon

09/16/2005 10:16:07 AM

Pages 1 Fee: \$21.00

After recording return to:

JIMMIE DEE KEENE

921 MT. VIEW DRIVE

EAGLE POINT, OR 97524

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

JIMMIE DEE KEENE

921 MT. VIEW DRIVE

EAGLE POINT, OR 97524

Escrow No. MT71063-KR

Title No. 0071063

SWH

STATUTORY WARRANTY DEED

WINIFRED HARTSHORN, also know as Wyn Hartshorn, Grantor(s) hereby convey and warrant to **JIMMIE DEE KEENE and ARDIS L. KEENE, 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:

LEGAL DESCRIPTION

A portion of Lot 1, Block 18 and a portion of closed Roosevelt Street, all in **FIRST ADDITION** to the City of Klamath Falls, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the intersection of the South line of Rose Street and the West line of Prospect Street in the City of Klamath Falls, Oregon, and running thence South along the West line of Prospect Street 42 feet; thence West and parallel with Rose Street 100 feet, more or less, to the Westerly line of closed Roosevelt Street; thence in a Northeasterly direction along the Westerly line of closed Roosevelt Street to the South line of Rose Street; thence East along the South line of Rose Street to the place of beginning.

Tax Account No: 3809-029CD-02500-000

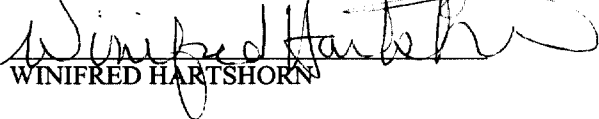
Key No: 368523

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 **\$75,750.00**.

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.

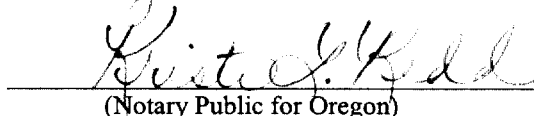
Dated this 31st day of August, 2005.


WINIFRED HARTSHORN

State of Oregon
County of KLAMATH



This instrument was acknowledged before me on August 31, 2005 by WINIFRED HARTSHORN.


(Notary Public for Oregon)

2/10