



MT71290MS

M05-64556

Klamath County, Oregon

09/19/2005 02:48:10 PM

Pages 1 Fee: \$21.00

After recording return to:

Leslie A. Tyree

1132 SW 132nd Street

Oklahoma City, OK 73170

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

Leslie A. Tyree

1132 SW 132nd Street

Oklahoma City, OK 73170

Escrow No. MT71290-MS

Title No. 0071290

SWD

STATUTORY WARRANTY DEED

Philip

Francis Shannon and Kyoko Shannon, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Leslie A. Tyree and Donna K. Tyree, 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 23 and the N1/2 of Lot 24 of YALTA GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-002AB-05400-000

Key No: 511921

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 **\$215,000.00**.

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.

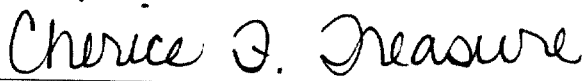
Dated this 16 day of SEP, 05


Francis Philip Shannon

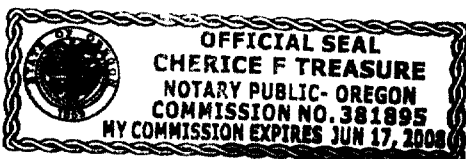

Kyoko Shannon

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Sept. 16, 2005 by Francis Philip Shannon and Kyoko Shannon


(Notary Public for Oregon)

My commission expires 6/17/2008



2/0