



After recording return to:
Jon M. Woodard and Donna M.
Woodard
2224 Happy Valley Drive
Medford, OR 97501

Until a change is requested all tax statements
shall be sent to the following address:
Jon M. Woodard and Donna M.
Woodard
2224 Happy Valley Drive
Medford, OR 97501

File No.: 7021-688548 (BS)
Date: October 07, 2005

M05-66541

Klamath County, Oregon

10/13/2005 03:45:51 PM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

Barbara J. Eskotter and Marge Blake Lukens, not as tenants in common, but with rights of survivorship, Grantor, conveys and warrants to Jon M. Woodard and Donna M. Woodard, husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 12 Block 76 Klamath Falls Forest Estates Plat No. 4, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. The **2005-2006** Taxes, a lien not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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.

The true consideration for this conveyance is **\$7,500.00**. (Here comply with requirements of ORS 93.030)

26F

APN: 384667

Statutory Warranty Deed
- continued

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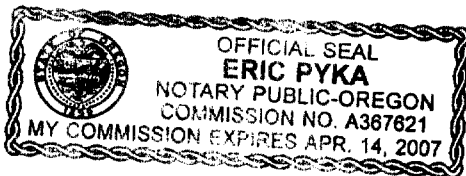
Dated this 12th day of October, 2005.

Barbara J. Eskotter

Marge Blake Lukens
Marge Blake Lukens

STATE OF Oregon)
)ss.
County of ~~Klamath~~ Jackson)

This instrument was acknowledged before me on this 12th day of October, 2005
by **Barbara J. Eskotter and Marge Blake Lukens.**



Notary Public for Oregon
My commission expires: April 14, 2007