

MTL-71909



M05-66697

Klamath County, Oregon

10/17/2005 02:44:55 PM

Pages 1 Fee: \$21.00

TITLE NO. 0071909
ESCROW NO. EU05-3196
TAX ACCT. NO. 2607-001BO-08800-000
MAP/TAX LOT NO.

WARRANTY DEED -- STATUTORY FORM

JANE E. BENJAMIN and K. SAM KNUDSEN and MARIE A. KNUDSEN, Grantor,

conveys and warrants to

KEVIN N. BROOKS and ANNETTE L. BROOKS, husband and wife, Grantee,

the following described real property free of encumbrances except as specifically set forth herein:

Lot 9, Block 14, Tract No. 1042, TWO RIVERS NORTH, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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.

Except the following encumbrances:
Covenants, Conditions, Restrictions and Easements of record.

The true consideration for this conveyance is \$42,000.00 .

Dated this 14th day of October, 2005.

JANE E. BENJAMIN

K. SAM KNUDSEN

MARIE A. KNUDSEN

State of Oregon
County of ~~KLAMATH~~ Lane

This instrument was acknowledged before me on Oct 14, 2005 by JANE E. BENJAMIN, K. SAM KNUDSEN and MARIE A. KNUDSEN.



(Notary Public for Oregon)

My commission expires

8/31/2009

JANE E. BENJAMIN
1431 E. 22ND AVENUE
EUGENE, OR 97403
GRANTOR'S NAME AND ADDRESS

Until a change is requested
all tax statements shall be
sent to the following address:
SAME AS GRANTEE

KEVIN N. BROOKS
2260 S. LOUIS LANE
EUGENE, OR 97405
GRANTEE'S NAME AND ADDRESS

After recording return to:
CASCADE TITLE CO.
811 WILLAMETTE
EUGENE, OR 97401

2/0