



After recording return to:  
Mark Benson  
4707 Hope Street  
Klamath Falls, OR 97603

Until a change is requested all tax statements  
shall be sent to the following address:  
Mark Benson  
4707 Hope Street  
Klamath Falls, OR 97603

File No.: 7021-688480 (BS)  
Date: November 02, 2005

**M05-68457**

Klamath County, Oregon

11/07/2005 11:51:59 AM

Pages 2 Fee: \$26.00

### **STATUTORY WARRANTY DEED**

**Renee L. Blakely and Jeremy S. Blakely, husband and wife as tenants by the entirety**, Grantor, conveys and warrants to **Mark Benson**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 23 in Block 4 of Tract No. 1087, First Addition to Banyon Park, according to the official plat thereof on file in the office fo the County Clerk of Klamath County, Oregon.**

**This property is free from liens and encumbrances, EXCEPT:**

1. 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 **\$164,500.00**. (Here comply with requirements of ORS 93.030)

Dated this 4 day of November, 2005.

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