



M05-70550

Klamath County, Oregon

12/07/2005 10:29:24 AM

Pages 1 Fee: \$21.00

After recording return to:

WILLIAM A. DESCHWEINITZ

680 Conger Ave

Klamath Falls, OR 97601

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

WILLIAM A. DESCHWEINITZ

680 Conger Ave

Klamath Falls, OR 97601

Escrow No. MT72415-KR

Title No. 0072415

SWL:

STATUTORY WARRANTY DEED

JESSIE MARY ELLIS and ERNEST CLIVE ELLIS, as tenants in common, Grantor(s) hereby convey and warrant to **WILLIAM A. DESCHWEINITZ and TERESSA D. DESCHWEINITZ, 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 14 in Block 40 of HILLSIDE ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, together with S1/2 of the Vacant Alley adjacent on the north.

Tax Account No: 3809-028BC-01700-000

Key No: 216411

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 **\$224,000.00**.

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 6th day of December, 2005

Jessie Mary Ellis
JESSIE MARY ELLIS

Ernest Clive Ellis
ERNEST CLIVE ELLIS

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on December 6, 2005 by JESSIE MARY ELLIS and ERNEST CLIVE ELLIS.



Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007

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