

M06-10084

Klamath County, Oregon

05/18/2006 03:44:52 PM

Pages 2 Fee: \$26.00



After recording return to:

Sterling Trust Company

P.O. Box 2526
Waco, TX 76702-2526

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

Sterling Trust Company

P.O. Box 2526
Waco, TX 76702-2526

File No.: 7021-727899 (DMC)

Date: December 09, 2005

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Lillie M. Kendall, Grantor, conveys and warrants to **Sterling Trust Company, Custodian FBO Kenneth L. Muller, Account # 85732 as to a 1/2 interest and Sterling Trust Company, Customdian FBO Tracy L. Muller Account # 85733 as to 1/2 interest**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The Southwest 1/4 of the Northwest 1/4 of Section 15 in Township 39 South Range 8 East of the Willamette Meridian in 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.

APN: R491453

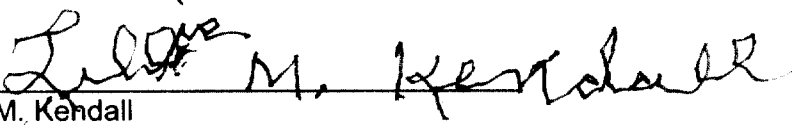
Statutory Warranty Deed
- continued

File No.: 7021-727899 (DMC)
Date: 12/09/2005

The applicant, Lillie M. Kendall, owner of said described property located at Legal description above, hereby waives their right to complain or pursue legal action against adjacent and nearby property owners for conducting usual and accepted farm or forest management practices on nearby lands devoted to farm or forest use in consideration of allowance by the County to side a lot-of-record dwelling in a Forestry Range (FR) zone. This waiver shall run with the land and be applicable to all heirs, assigns, or successors in interest to the property.

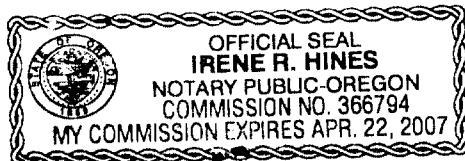
The true consideration for this conveyance is **\$40,000.00**. (Here comply with requirements of ORS 93.030)


Dated this 15TH day of May, 2006.


Lillie M. Kendall

STATE OF Oregon)
County of yamhill)ss.
)

This instrument was acknowledged before me on this 15th day of May, 2006
by **Lillie M. Kendall**.




Irene R. Hines

Notary Public for Oregon

My commission expires: April 22, 2007 