

**Aspen**  
TITLE & ESCROW, INC.

WARRANTY DEED

#03042938

AFTER RECORDING RETURN TO:

JAMES WIDENER  
SUSAN WIDENER  
P.O. BOX 255  
KEW, OR 97027

UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVE

JOHN R. MARTIN and KAREN MARTIN, husband and wife, hereinafter  
called GRANTOR(S), convey(s) to JAMES WIDENER and SUSAN WIDENER,  
husband and wife hereinafter called GRANTEE(S), all that real  
property situated in the County of Klamath, State of Oregon,  
described as:

The N 1/2 SE 1/4 SE 1/4 SE 1/4, Section 20, Township 40 South,  
Range 8 East of the Willamette Meridian, in the County of  
Klamath, State of Oregon.

CODE 8 MAP 4008-2000 TL 3800

"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 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 30.390."

and covenant(s) that grantor is the owner of the above described  
property free of all encumbrances except covenants, conditions,  
restrictions, reservations, rights, rights of way and easements  
of record, if any, and apparent upon the land, contracts and/or  
liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may  
lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is  
\$25,000.00.

In construing this deed and where the context so requires, the  
singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument  
this 3d day of February, 1995.

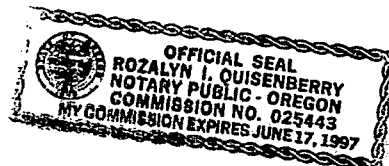
John R. Martin  
JOHN R. MARTIN

Karen Martin  
KAREN MARTIN

STATE OF OREGON )  
County of Klamath ) ss.

The foregoing instrument was acknowledged before me this 3d  
day of February, 1995, by JOHN R. MARTIN AND KAREN MARTIN.

Before me: Rozalyn I. Quisenberry  
Notary Public for Oregon  
My Commission Expires: 6-17-97



RECEIVED  
FEB 11 1995  
CLERK OF DISTRICT COURT  
CLERK OF DISTRICT COURT  
CLERK OF DISTRICT COURT  
CLERK OF DISTRICT COURT

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 6th day  
of March A.D., 19 95 at 3:37 o'clock P M., and duly recorded in Vol. M95  
of \_\_\_\_\_ Deeds on Page 5001

FEE \$35.00

By Bernetha G. Letsch, County Clerk  
Annette Mueller

*[Faint, mostly illegible text, likely a recording of a deed or legal document. Some words like "WARRANTY" and "DEED" are visible.]*

CLERK OF DISTRICT COURT  
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