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'96 APR 17 AM 12:29

Vol. m916 Page 10671

## WARRANTY DEED

#03044472

AFTER RECORDING RETURN TO:

CLINTON D. GARDNER  
EADIE GARDNER8715 BIG PINE WAY  
KLAMATH FALLS, OR 97601UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS TO THE FOLLOWING ADDRESS:  
SAME AS ABOVE

RANDY D. TAGG and SCOTT COSSAIRT, hereinafter called  
GRANTOR(S), convey(s) to CLINTON D. GARDNER and EADIE GARDNER,  
husband and wife hereinafter called GRANTEE(S), all that real  
property situated in the County of Klamath, State of Oregon,  
described as:

Lot 34, Block 21, KLAMATH RIVER ACRES FOURTH ADDITION, in the  
County of Klamath, State of Oregon.

Code 95 Map 3907-26DO TL 200

"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 30.390."

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 Trust Deed recorded  
in Book M-93 at page 31322 which Grantees herein hereby assume  
and agree to pay, 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  
\$13,000.00.

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 11th day of April, 1996.

Randy D. Tagg  
RANDY D. TAGG

Scott D. Cossairt  
SCOTT COSSAIRT

STATE OF INDIANA

County of Elkhart

On April 13, 1996, RANDY D. TAGG personally appeared before me,

☒ who is personally known to me

☐ whose identity I proved on the basis of \_\_\_\_\_

☐ whose identity I proved on the oath/affirmation of \_\_\_\_\_,  
a credible witness.

to be the signer of the above document, and he she acknowledged  
that he she signed it.

Linda B. Powell  
Public Notary - I live in Elkhart County

WARRANTY DEED  
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Notary Public for Indiana  
My Commission Expires: April 24, 1996

STATE OF OREGON

County of Klamath

On April 12, 1996, SCOTT COSSAIRT personally appeared before  
me,

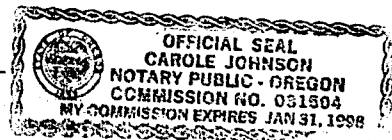
\_\_\_\_\_ who is personally known to me

☒ whose identity I proved on the basis of ODL

\_\_\_\_\_ whose identity I proved on the oath/affirmation of  
\_\_\_\_\_, a credible witness

to be the signer of the above document, and he/she acknowledged  
that he/she signed it.

Carole Johnson  
Notary Public for Oregon  
My Commission Expires: 1-31-98



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 17th day  
of April A.D., 1996 at 11:29 o'clock AM., and duly recorded in Vol. M96  
of Deeds on Page 10671

FEE \$35.00

By Bernetha G. Letsch, County Clerk

Cheryl Russell

WARRANTY DEED  
THIS INSTRUMENT IS A WARRANTY DEED  
GIVEN BY SCOTT COSSAIRT TO CAROLE JOHNSON

FOR THE PURPOSES OF THE OREGON DEED ACT

AND THE OREGON DEED ACT IS APPLIED TO THIS INSTRUMENT

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ASPEN TITLE & ESCROW INC  
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