



Aspen
TITLE & ESCROW, INC.

WARRANTY DEED
ATC 01048350

ASPEN TITLE ESCROW NO. ~~01047828~~

AFTER RECORDING RETURN TO:
SANDRA E. SEIFER

1525 Austin St.
Klamath Falls, OR 97603

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

MARGARET M. CASEY, hereinafter called GRANTOR(S), convey(s)
and warrants to SANDRA E. SEIFER, hereinafter called
GRANTEE(S), all that real property situated in the County of
Klamath, State of Oregon, described as:

LOT 3, BLOCK 2, SUNNYLAND, IN THE COUNTY OF KLAMATH, STATE OF
OREGON.

CODE 1 MAP 3809-34CD TAX LOT 3100

"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 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
\$55,000.00.

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 September, 1998.

X Margaret M. Casey
Margaret M. Casey

STATE OF OREGON, County of Klamath)ss.

On September 15th, 1998, personally appeared the above named
Margaret M. Casey, and acknowledged the foregoing instrument to
be their voluntary act and deed.

Before me: Paula K. Mairiel
Notary Public for Oregon
My Commission Expires: 5/4/2002

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Aspen Title & Escrow

on this 17th day of September A.D., 1998
at 3:39 o'clock P. M. and duly recorded
in Vol. M98 of Deeds Page 34278

Bernetha G. Letsch, County Clerk

By Kathleen Brown

Fee, \$30.00

Deputy.

