

200 JAN 27 PM 3:33



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WARRANTY DEED

ASPEN TITLE ESCROW NO.: 01050617

AFTER RECORDING RETURN TO:
HARRY M. LINDBERG

3407 Monroe Ave
San Diego CA 92116

State of Oregon, County of Klamath
Recorded 1/27/00, at 3:33 p m.

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Linda Smith,
County Clerk Fee \$ 21.00

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

SYLVIA C. LESUEUR, TRUST UDA AUGUST 21, 1997, hereinafter called
GRANTOR(S), convey(s) and warrants to HARRY M. LINDBERG,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

The Northwesterly 37.2 feet of Lots 6 and 7, Block 41, FIRST
ADDITION TO THE CITY OF KLAMATH FALLS, in the County of
Klamath, State of Oregon.

CODE 1 MAP 3809-32BA TAX LOT 12300

"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 25th day of January 2000.

SYLVIA C. LESUEUR, TRUST UDA AUGUST 21, 1997

By: Sylvia C. Lesueur
SYLVIA C. LESUEUR / TRUSTEE

Lance L. Lesueur
LANCE L. LESUEUR / TRUSTEE

STATE OF OREGON, County of Klamath)ss.

On January 25th 2000, personally appeared SYLVIA C. LESUEUR
and LANCE L. LESUEUR who acknowledged the foregoing instrument
to be their voluntary act and deed.

Trisha L. Powell
Notary Public for OREGON

My Commission Expires: 10/4/2002

