



## WARRANTY DEED

Vol M00 Page 5487

AFTER RECORDING RETURN TO:  
JOHN G. AVGERIS JR.  
2707 Corvallis Street  
Klamath Falls, Or 97601

State of Oregon, County of Klamath  
Recorded 2/22/00, at 2:57 p.m.  
In Vol. M00 Page 5487  
Linda Smith,  
County Clerk Fee \$ 21.00

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

WILLIAM TRUMBLE and BETTY L. TRUMBLE, husband and wife with  
rights of survivorship hereinafter called GRANTOR(S), convey(s)  
and warrants to JOHN G. AVGERIS JR. hereinafter called  
GRANTEE(S), all that real property situated in the County of  
Klamath, State of Oregon, described as:

Lot 5 and the W 1/2 of Lot 4, Block 27, BUENA VISTA ADDITION TO  
THE CITY OF KLAMATH FALLS, in the County of Klamath, State of  
Oregon.

Code 1 Map 3809-19DC Taxlot 600

*JA* "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  
\$99,900.00.

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

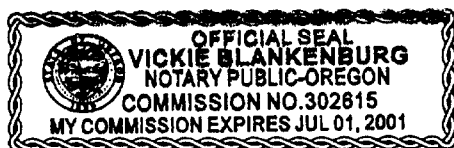
IN WITNESS WHEREOF, the grantor has executed this instrument  
this 22nd day of February, 2000.

William Trumble  
WILLIAM TRUMBLE

Betty L. Trumble  
BETTY L. TRUMBLE

STATE OF OREGON, County of Klamath)ss.

On February 22, 2000, personally appeared  
William Trumble and Betty L. Trumble who  
acknowledged the foregoing instrument to be their  
voluntary act and deed.



Before me:

Vickie Blankenburg  
Notary Public for Klamath County  
My Commission expires: 7-01-2001