

200 JUN 15 PM 3:46



# Aspen TITLE & ESCROW, INC.

## WARRANTY DEED

Vol M00 Page 21888

Escrow NO.: 01051370  
AFTER RECORDING RETURN TO:  
DEVIN WALDEN AND KAREN WALDEN  
1765 DAWN DRIVE  
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath  
Recorded 06/15/00, at 3:46 p.m.  
In Vol. M00 Page 21888  
Linda Smith,  
County Clerk Fee \$ 21.00

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

LEROY C. LIES AND RUTH ANN LIES, TRUSTEES, FOR THE LEROY  
LIES LOVING TRUST DATED JULY 27, 1990, as to an undivided  
one-half interest and LEROY C. LIES AND RUTH ANN LIES, TRUSTEES  
FOR THE RUTH ANN LIES LOVING TRUST DATED JULY 27, 1990, as to  
an undivided one-half interest, hereinafter called GRANTOR(S),  
convey(s) to DEVIN WALDEN AND KAREN WALDEN, husband and wife,  
hereinafter called GRANTEE(S), all that real property situated  
in the County of Klamath, State of Oregon, described as:

LOT 11, BLOCK 12, FOURTH ADDITION TO WINEMA GARDENS, IN THE  
COUNTY OF KLAMATH, STATE OF OREGON.

CODE 143, MAP 39094AB, TAXLOT 2000

"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  
\$90,500.00.

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 14th day of June, 2000.

LEROY C. LIES AND RUTH ANN LIES, TRUSTEES, FOR THE THE LEROY  
LIES LOVING TRUST DATED JULY 27, 1990, as to an undivided  
one-half interest and LEROY C. LIES AND RUTH ANN LIES, TRUSTEES  
FOR THE RUTH ANN LIES LOVING TRUST DATED JULY 27, 1990, as to  
an undivided one-half interest.

BY: LeRoy C. Lies, Trustee  
LEROY C. LIES, TRUSTEE/INDIVIDUAL

BY: Ruth Ann Lies, Trustee  
RUTH ANN LIES, TRUSTEE/INDIVIDUAL

STATE OF ~~Washington~~ County of Clark )ss.

On this 14th day of June, 2000, personally appeared \_\_\_\_\_  
LeRoy C. Lies and Ruth Ann Lies  
and acknowledged the foregoing instrument to be her voluntary  
act and deed.

Before me: Michael L. Stone  
Notary Public for State of Washington  
My Commission Expires: 10-1-2001

MICHAEL L. STONE  
NOTARY PUBLIC  
STATE OF WASHINGTON  
COMMISSION EXPIRES  
OCTOBER 1, 2001