

200 JUN 29 PM 3:35

mtc 51459-LW  
WARRANTY DEED

Vol M00 Page 23980

ROBERT ALAN FIRTH and SHEREE LYNN FIRTH, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:

LARRY W. ROZNOS,

Grantee(s) and grantee's heirs, successors and assigns the following described  
real property, free of encumbrances except as specifically set forth herein in  
the County of **KLAMATH** and State of Oregon, to wit:

LOTS 48 AND 49 IN BLOCK 15 OF KLAMATH FALLS FOREST ESTATES, HIGHWAY 66  
UNIT, PLAT NO. 1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE  
OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

3711-021CO-03800	389485
3711-021CO-03900	389494
M-174611	716014

SUBJECT TO: all those items of record and those apparent upon the land, if  
any, as of the date of this deed and those shown below, if any:

"TOGETHER WITH A 1981 CAMELOT MOBILE HOME, PLATE #X174611, VIN #9990,  
WHICH IS SITUATED ON THE SUBJECT PROPERTY."

and the grantor will warrant and forever defend the said premises and every  
part and parcel thereof against the lawful claims and demands of all persons  
whomsoever, except those claiming under the above described encumbrances.

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 30.930.

The true and actual consideration for this conveyance is 48,610.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: ~~83375~~ MEADOW LARK DRIVE, BONANZA, OR 97623

Dated this 26<sup>th</sup> <sup>29915</sup> day of June, 2000.

Robert Alan Firth as Attorney in fact  
ROBERT ALAN FIRTH by his Attorney in fact Sherree Lynn Firth  
Sherree Lynn Firth  
SHEREE LYNN FIRTH

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on June 26, 2000 by  
ROBERT ALAN FIRTH AND SHEREE LYNN FIRTH.

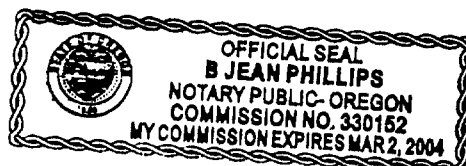
by his Attorney  
in fact Sherree  
Lynn Firth

B Jean Phillips  
(Notary Public for Oregon)  
My commission expires 3-2-04

ESCROW NO. MT51459-LW

Return to:

LARRY W. ROZNOS  
<sup>29915</sup> ~~83375~~ MEADOW LARK DRIVE  
BONANZA, OR 97623



State of Oregon, County of Klamath  
Recorded 06/29/00, at 3:35 p.m.  
In Vol. M00 Page 23980  
Linda Smith,  
County Clerk Fee \$ 21.00