



200 SEP -1 PM 3: 22

THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:
Richard L. Ashbaugh
32106 Buena Vista Lane
Arch Cape, OR 97102-0054

Until a change is requested all tax statements
shall be sent to the following address:
Richard L. Ashbaugh
32106 Buena Vista Lane
Arch Cape, OR 97102-0054

Escrow No. K55934B
Title No. K55934B

State of Oregon, County of Klamath
Recorded 09/01/00, at 3:22 p.m.
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Linda Smith,
County Clerk Fee \$ 21.00

STATUTORY WARRANTY DEED

Chongbhak Malasarn and Vanida Malasarn, husband and wife, Grantor, conveys and warrants to Richard L. Ashbaugh and Sharon Ashbaugh, Husband and Wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 27 in Block 1 Bella Vista-Tract No. 1235, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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 consideration for this conveyance is \$34,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 27 day of August, 2000.

C. Malasarn

Vanida Malasarn

Chongbhak Malasarn
Chongbhak Malasarn

Vanida Malasarn

STATE OF OREGON California
County of Los Angeles

} ss.

This instrument was acknowledged before me on this 27 day of August, 2000
by Lynn A. Sansui Mondrala
Chongbhak Malasarn, Vanida Malasarn

Lynn A. Sansui Mondrala

Notary Public for Oregon California



My commission expires: Oct. 30, 2003