

WARRANTY DEED

ROBERT A. SIEMS and JAMIE L. SIEMS,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
MICHAEL F. BRYAN and BARBARA L. BRYAN, as tenants by the entirety,
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:

LOT 21 IN BLOCK 1 OF TRACT 1022, FORTH ADDITION TO SUNSET VILLAGE,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE
COUNTY CLERK OF KLAMATH COUNTY, OREGON.

561706

3909-012BC-09000

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:
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 110,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3420 GRENADA WAY, KLAMATH FALLS, OR 97603

Dated this 23rd day of March, 2001.

* [Signature]
ROBERT A. SIEMS

* [Signature]
JAMIE L. SIEMS

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on March 23, 2001 by
ROBERT A. SIEMS AND JAMIE L. SIEMS.



[Signature]
(Notary Public for Oregon)

My commission expires 11/16/2003

ESCROW NO. MT53341-KR

Return to:
MICHAEL F. BRYAN
3420 GRENADA WAY
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 03/26/01, at 11:18a. m.
In Vol. M01 Page 11903
Linda Smith,
County Clerk Fee\$ 21⁰⁰