



## WARRANTY DEED

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ASPEN TITLE & ESCROW, INC. #01052669  
 AFTER RECORDING RETURN TO:  
 FRANKLIN D. JACKSON  
 MARYETTA JACKSON  
 3431 ALTAMONT  
 KLAMATH FALLS, OREGON 97603

State of Oregon, County of Klamath  
 Recorded 04/02/01, at 2:17 m.  
 In Vol. M01 Page 13364  
 Linda Smith,  
 County Clerk Fee \$ 21.00

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

MITCHELL COBB, hereinafter called GRANTOR(S), convey(s) and  
 warrants to

FRANKLIN D. JACKSON AND MARYETTA JACKSON, HUSBAND AND WIFE  
 hereinafter called GRANTEE(S), all that real property situated  
 in the County of Klamath, State of Oregon, described as:

LOT 7, BLOCK 1, LENOX ADDITION, IN THE COUNTY OF KLAMATH, STATE  
 OF OREGON.

CODE 63 MAP 3909-7CA TL7600

*G.D.J. M.J.*  
 "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  
\$5,000.00 *.YR G.D.J. M.J.*

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 28TH day of MARCH, 2001.

*Mitchell Cobb*  
 \_\_\_\_\_  
 MITCHELL COBB

STATE OF OREGON, County of Klamath)ss.

On MARCH 28, 2001, personally appeared MITCHELL COBB who  
 acknowledged the foregoing instrument to be HIS voluntary act  
 and deed.

*M. A. Silveria*  
 \_\_\_\_\_  
 Notary Public for OREGON  
 My Commission Expires: 11/01/04

