

'01 APR 13 PM 3:16

mtc 53422-ms  
WARRANTY DEED

Vol. M01 Page 15798

DONALD T. SIDOR and BARBARA JEAN SIDOR, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
SANFORD LEATHERS and MICHELLE LEATHERS, husband and wife,  
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 16 OF TRACT 1242, PLUM VALLEY, ACCORDING TO THE OFFICIAL PLAT THEREOF  
ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

3709-03300-01600-000      696704  
3709-03300-01600-000      769706

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      175,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 8660 OLD FORT ROAD, KLAMATH FALLS, OR 97601

Dated this 6<sup>th</sup> day of April, 2001

*Donald T. Sidor*  
DONALD T. SIDOR

*Barbara Jean Sidor*  
BARBARA JEAN SIDOR

State of Oregon  
County of KLAMATH

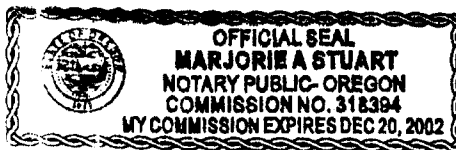
This instrument was acknowledged before me on April 6, 2001 by  
DONALD T. SIDOR AND BARBARA JEAN SIDOR.

*Marjorie A Stuart*  
(Notary Public for Oregon)

My commission expires 12/20/02

ESCROW NO. MT53422-MS

Return to:  
SANFORD LEATHERS  
8660 OLD FORT ROAD  
KLAMATH FALLS, OR 97601



State of Oregon, County of Klamath  
Recorded 04/13/01, at 3:16 p. m.  
In Vol. M01 Page 15798  
Linda Smith,  
County Clerk Fee \$ 21.00

21.00