

'01 MAY 31 PM 3:17

MTL 54060 - MS
WARRANTY DEED

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KIMBERLY K. MORRISON,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

MARK SANDERSON,

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 5 AND THE WEST 25.00 FEET, MEASURED AT RIGHT ANGLES, OF LOT 6, BLOCK 121, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, IN THE COUNTY OF KLAMATH, STATE OF OREGON.

3809-030AD-01001

872842

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 114,500.00.

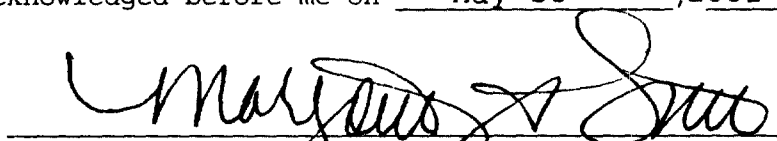
Until a change is requested, all tax statements shall be sent to Grantee at the following address: 2044 CALIFORNIA, KLAMATH FALLS, OR 97601

Dated this 30 day of May, 2001.


KIMBERLY K. MORRISON

State of Oregon
County of KLAMATH

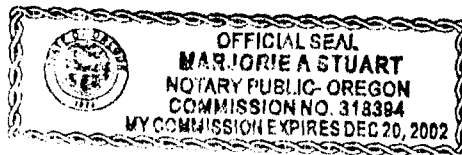
This instrument was acknowledged before me on May 30, 2001 by
KIMBERLY K. MORRISON.


(Notary Public for Oregon)

My commission expires 12-20-02

ESCROW NO. MT54060-MS

Return to:
MARK SANDERSON
2044 CALIFORNIA
KLAMATH FALLS, OR 97601



State of Oregon, County of Klamath
Recorded 05/31/01, at 3:17 p. m.
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Linda Smith,
County Clerk Fee \$ 21.00