

'01 AUG 2 AM 11:03

mtc 54504 -ms
WARRANTY DEED

Vol. M01 Page 38785

CHRISTIE JULIE BENDER,

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

DAVID E. ANDERSON and NANCY JO ANDERSON, 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 6 IN BLOCK 114, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE
COUNTY CLERK OF KLAMATH COUNTY, OREGON**

3809-029CB-08400-000

300230

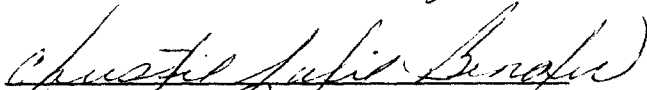
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, 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 **40,000.00.**

Until a change is requested, all tax statements shall be sent to Grantee at the following address: **322 MISTY LANE, PARKER, AZ 85344**

Dated this 27 day of July, 2001.


CHRISTIE JULIE BENDER

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on July 27, 2001 by
CHRISTIE JULIE BENDER.




(Notary Public for Oregon)

My commission expires 11/20/2003

ESCROW NO. MT54504-MS

Return to:

DAVID E. ANDERSON
322 MISTY LANE
PARKER, AZ 85344

State of Oregon, County of Klamath
Recorded 08/02/01 at 11:03 a.m.
In Vol. M01 Page 38785
Linda Smith,
County Clerk Fee \$ 21.00