

'01 OCT 9 PM2:53

After Recording Return to:  
**Kimberly C. Harris**  
**34034 Lallacks**  
**Chiloquin, OR 97624**

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Until a change is requested all tax statements  
 Shall be sent to the following address:  
**Kimberly C. Harris**  
**34034 Lallacks**  
**Chiloquin, OR 97624**

State of Oregon, County of Klamath  
 Recorded 10/09/01 at 2:53 p.m.  
 In Vol. M01 Page 51354  
 Linda Smith,  
 County Clerk Fee\$ 21.<sup>00</sup>

**WARRANTY DEED**  
 (INDIVIDUAL)

**NANCY JEANE PICKERING and KAREN VAN SICKLE**, herein called grantor, convey(s) to **KIMBERLY C. HARRIS**, an estate in fee simple all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

**Lot 5, Block 5, Tract No. 1065, IRISH BEND, in the County of Klamath, State of Oregon.**

An undivided 1/90 interest in and to Lot 12, Block 4, Irish Bend, was included in Bargain and Sale Deed, from C.V. Pickering and Nancy Jeane Pickering, as tenants by the entirety, to C.V. Pickering and Nancy Jeane Pickering and Karen Van Sickle, with right of survivorship, recorded September 27, 2000 in Book M-00, Page 35452.

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 **\$89,500.00**.  
 (here comply with the requirements of ORS 93.930)

**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.**

Dated 9/7/01

\_\_\_\_\_  
 \_\_\_\_\_

Nancy Jeane Pickering  
**NANCY JEANE PICKERING**  
Karen Van Sickle  
**KAREN VAN SICKLE**

STATE OF OREGON, County of Klamath) ss.

On September 7, 2001 personally appeared the above named **NANCY JEANE PICKERING and KAREN VAN SICKLE** and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me:  
Vickie Blankenburg  
 Notary Public for Oregon  
 My commission expires: 7/01/05

This Document is recorded at the request of:  
**Aspen Title & Escrow, Inc.**  
**525 Main Street**  
**Klamath Falls, OR 97601**  
**Order No.: 00053415**