

'01 NOV 15 PM3:21

MTL SS183-KR  
WARRANTY DEED

Vol M01 Page 58722

PETER J. NIEMI and,

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

LEE W. MATCHETT and CHERYL MATCHETT, as tenants by the entirety,

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 12 in Block 21 of TRACT 1127, NINTH ADDITION TO SUNSET VILLAGE,  
according to the official plat thereof on file in the office of the  
County Clerk of Klamath County, Oregon.

3909-012CD-00600

KEY #565935

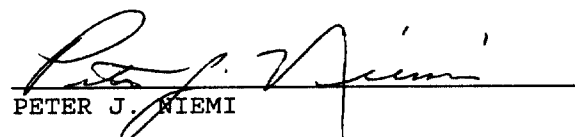
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:  
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, 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 \$ 196,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 6412 VERDA VISTA COURT, KLAMATH FALLS, OR 97603

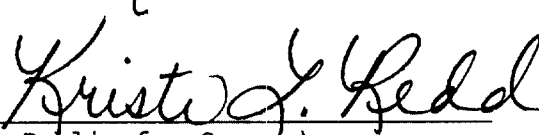
Dated this 14<sup>th</sup> day of November, 2001.

  
PETER J. NIEMI

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on November 14, 2001 by PETER J. NEIMI.



  
(Notary Public for Oregon)

commission expires 11/16/2003

ESCROW NO. MT55183-KR

Return to:

LEE W. MATCHETT  
6412 VERDA VISTA COURT  
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath  
Recorded 11/15/01 3:21 p. m.  
In Vol. M01, Page 58722  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1