



THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:
THE EDWARD W.A. KOEHLER REVOCABLE
1680 Wade Circle
Klamath Falls, OR 97601

Until a change is requested all
tax statements shall be sent to
the following address:
THE EDWARD W.A. KOEHLER REVOCABLE
1680 Wade Circle
Klamath Falls, OR 97601

Escrow No. MT56293-KR
Title No. _____

State of Oregon, County of Klamath
Recorded 02/06/2002 10:54a. m.
Vol M02, Pg 7044
Linda Smith, County Clerk
Fee \$ 21⁰⁰ # of Pgs 1

mtc 56293-KR
WARRANTY DEED

CHRISTINA FLYNN, TRUSTEE OF THE CHRISTINA FLYNN TRUST DATED JULY 12, 1998,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
JUDITH L. JENSEN, TRUSTEE OF THE EDWARD W.A. KOEHLER REVOCABLE TRUST
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 4 in Block 5 of TRACT 1145, NOB HILL, a resubdivision of a portion of
NOB HILL, IRVINGTON HEIGHTS, MOUNTAIN VIEW ADDITION and ELDORADO HEIGHTS,
according to the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

ACCT #3809-020DA-04200 KEY #170987

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.

The true and actual consideration for this conveyance is \$ 25,000.00.

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 this 5th day of February, 2002

THE CHRISTINA FLYNN TRUST DATED JULY
12, 1998
BY: Christina Flynn trustee
CHRISTINA FLYNN, TRUSTEE



State of Oregon
County of KLAMATH

This instrument was acknowledged before me on February 5, 2002 by
CHRISTINA FLYNN, TRUSTEE OF THE CHRISTINA FLYNN TRUST DATED JULY 12, 1998.

Kristil Redd
(Notary Public for Oregon)

My commission expires 11/16/2003