



THIS SPACE RESERVED FOR RECORDER'S USE

mtc 56274

Vol M02 Page 10413

After recording return to:

FRANK D. MIFSUD

3031 IVY GLEN

EUGENE, OR 97402

Until a change is requested all
tax statements shall be sent to
the following address:

FRANK D. MIFSUD

3031 IVY GLEN

EUGENE, OR 97402

Escrow No. BT041628RK

Title No. _____

State of Oregon, County of Klamath

Recorded 02/21/2002 11:10 a m.

Vol M02, Pg 10413

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

'02 FEB 21 AM 11:10

WARRANTY DEED

AMERICAN CASH EQUITIES INC., AN OREGON CORPORATION,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
FRANK D. MIFSUD and CHRISTY E. MIFSUD, 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 11, DIAMOND PEAKS, TRACT NO. 1355, ACCORDING TO THE OFFICIAL PLAT
THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY,
OREGON.**

2407-007A0-09200-000

KEY NO. 886958

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:

1) **THESE PREMISES HEREIN DESCRIBED ARE WITHIN AND SUBJECT TO THE
STATUTORY POWERS, INCLUDING THE POWER OF ASSESSMENT AND EASEMENTS OF
WALKER RANGE TIMBER FIRE PATROL; 2) COVENANTS, CONDITIONS AND
RESTRICTIONS RECORDED 2-12-02, VOLUME M02, PAGE 8514, MICROFILM RECORDS
OF KLAMATH COUNTY, OREGON.**

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 \$ **32,000.00.**

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 20th day of February, 2001.

AMERICAN CASH EQUITIES INC., AN OREGON
CORPORATION

BY: Joel Gisler

ITS: President

BY: _____

, ITS: _____

State of Oregon
County of DESCHUTES

This instrument was acknowledged before me on February 20, 2002 by Joel Gisler
AS President OF AMERICAN CASH EQUITIES, INC., AN OREGON CORPORATION.

[Signature]
(Notary Public for Oregon)

My commission expires 7-16-2004

