

'02 MAR 8 PM2:38

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After Recording Return to:  
 BERNARD DEGROOT  
 GWEN ELLEN DEGROOT  
 631 Roseway Drive  
 Klamath Falls, OR 97601

Until a change is requested all tax statements  
 Shall be sent to the following address:  
 BERNARD DEGROOT  
 GWEN ELLEN DEGROOT  
 631 Roseway Drive  
 Klamath Falls, OR 97601

ATE 54386

State of Oregon, County of Klamath  
 Recorded 03/08/2002 2:38 P m.  
 Vol M02, Pg 13997  
 Linda Smith, County Clerk  
 Fee \$ 21.00 # of Pgs 1

WARRANTY DEED  
 (INDIVIDUAL)

JEAN A. FARLEY, herein called grantor, convey(s) to BERNARD DEGROOT and GWEN ELLEN DEGROOT, husband and wife all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lots 11, 22 and the East 5 feet of Lot 12, The East 5 feet of Lot 21, TOGETHER WITH the vacated alley adjacent thereto, ROSELAWN, a Subdivision of Block 70, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

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 \$50,000.00.  
 (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: March 4, 2002

Jean A. Farley  
 JEAN A. FARLEY

Indiana  
 STATE OF OREGON, County of Vanderburgh ss.

On March 4, 2002 personally appeared the above named JEAN A. FARLEY and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:

**Aspen**  
 TITLE & ESCROW, INC.

525 Main Street  
 Klamath Falls, OR 97601  
 Order No.: 00054386

Before me: Cindy Sherman  
 Notary Public for Indiana  
 My commission expires: 1/24/08

Official Seal



21/17