

02 APR 1 PM 2:46

ASPEN 54701

After Recording Return to:  
**MATTHEW MCKEEGAN**  
2300 Main Street  
Klamath Falls, OR 97601

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

**MATTHEW MCKEEGAN**  
2300 Main Street  
Klamath Falls, OR 97601

Vol M02 Page 19082

State of Oregon, County of Klamath  
Recorded 04/01/2002 2:46 p m.  
Vol M02. Pg 19082  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

**WARRANTY DEED**  
(INDIVIDUAL)

**ROBERT B. LONGO**, herein called grantor, convey(s) to **MATTHEW MCKEEGAN**, an estate in fee simple all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

**The Westerly 40 feet of Lot 1, Block 5, DIXON ADDITION NO. 2 IN THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, 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 **\$32,500.00**.  
(here comply with the requirements of ORS 93.930)

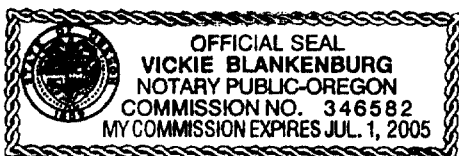
**THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.**

Dated 4/1/02.

*Robert B. Longo*  
**ROBERT B. LONGO**

STATE OF OREGON, County of **Klamath**) ss.

On April 1, 2002 personally appeared the above named **ROBERT B. LONGO** 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.: 00054701