

'02 APR 8 PM3:08

MTL 56262-LW  
WARRANTY DEED

Vol M02 Page 20632

PETER J. REIFEL and LINDA L. REIFEL, husband and wife,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:

ANNE C. MALCOLM,

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:

PARCEL 2 OF LAND PARTITION 44-01 FILED FEBRUARY 8, 2002 IN THE OFFICE OF  
THE KLAMATH COUNTY CLERK, BEING A PORTION OF LOTS 42 AND 43 OF "FAIR  
ACRES SUBDIVISION NUMBER 1 SITUATED IN THE SE1/4 OF SECTION 35, TOWNSHIP  
38 SOUTH, RANGE 9 EAST, WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

KEY NO: 450149

3809-035DC-02800-000

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 \$ 75,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 1403 KANE STREET, KLAMATH FALLS, OR 97603

Dated this 4 day of April, 2002.

Peter J. Reifel  
PETER J. REIFEL

Linda L. Reifel  
LINDA L. REIFEL

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on April 4, 2002 by PETER  
J. REIFEL AND LINDA L. REIFEL.



Lisa Weatherby  
(Notary Public for Oregon)

My commission expires 11/20/2003

ESCROW NO. MT56262-LW

Return to:  
ANNE C. MALCOLM  
1403 KANE STREET  
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath  
Recorded 04/08/2002 3:08 p. m.  
Vol M02, Pg 20632-33  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

**INDIVIDUAL ACKNOWLEDGMENT**

State/Commonwealth of Oregon } ss.  
 County of Klamath

On this the 4<sup>th</sup> day of April, 2002, before  
 me, Lisa Weatherby, the undersigned Notary  
Name of Notary Public  
 Public, personally appeared Peter J. Beitel,  
Name(s) of Signer(s)

☐ personally known to me – **OR** –

☒ proved to me on the basis of satisfactory  
 evidence

to be the person(s) whose name(s) is/are  
 subscribed to the within instrument, and  
 acknowledged to me that he/she/they  
 executed the same for the purposes therein  
 stated.

WITNESS my hand and official seal.



Lisa Weatherby  
Signature of Notary Public  
Lisa Weatherby  
Other Required Information (Printed Name of Notary, Residence, etc.)

Place Notary Seal and/or Any Stamp Above

**OPTIONAL**

*Although the information in this section is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

Title or Type of Document: Warranty Deed

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

**Right Thumbprint  
 of Signer**

Top of thumb here