

02 APR 17 AM 11:23

22635

Vol M02 Page

After Recording Return to:
LLOYD F STEPHENS and RUTH STEPHENS
315 JEFFERSON STREET
KLAMATH FALLS, OR.
 Until a change is requested all tax statements
 Shall be sent to the following address:
LLOYD F STEPHENS and RUTH STEPHENS
315 JEFFERSON STREET
KLAMATH FALLS, OR.

State of Oregon, County of Klamath
 Recorded 04/17/2002 11:23a m.
 Vol M02, Pg 22635-36
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 2

WARRANTY DEED
 (INDIVIDUAL)

SYLVIA C. LESUEUR and LANCE L. LESUEUR and REX R. LESUEUR, AS TRUSTEES OF THE SYLVIA C. LESUEUR TRUST UDA AUGUST 21, 1997, herein called grantor, convey(s) to LLOYD F STEPHENS and RUTH STEPHENS, husband and wife all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 3, Block 41, FIRST ADDITION TO 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.

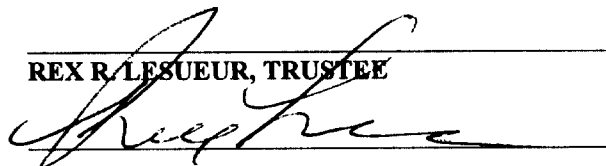
The true and actual consideration for this transfer is **\$7,500.00.**
 (here comply with the requirements of ORS 93.930)

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 April 3, 2002.

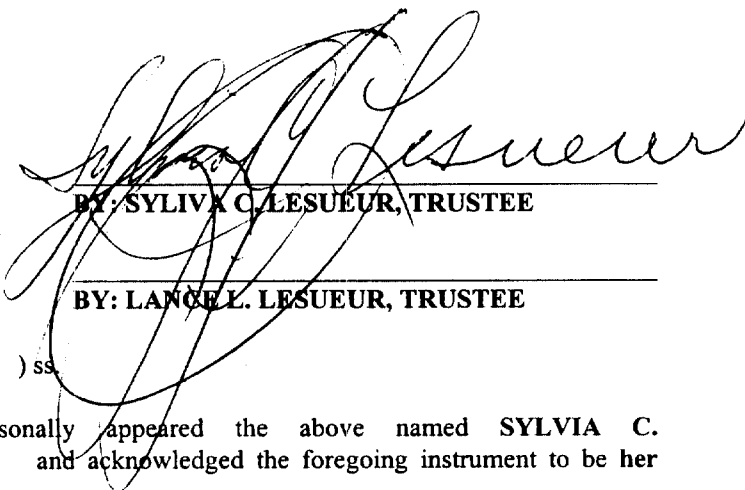
SYLVIA C. LESUEUR TRUST

REX R. LESUEUR, TRUSTEE



BY: SYLVIA C. LESUEUR, TRUSTEE

BY: LANCE L. LESUEUR, TRUSTEE



STATE OF OREGON, County of

On April 17, 2002 personally appeared the above named **SYLVIA C. LESUEUR, Trustee of the Sylvia C. Lesueur Trust** and acknowledged the foregoing instrument to be her voluntary act and deed.

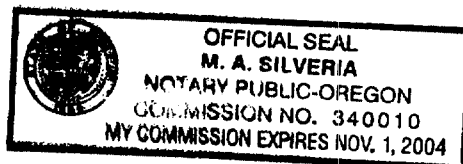
This document is filed at the request of:



525 Main Street
 Klamath Falls, OR 97601
 Order No.: 00054780

Before me: M. A. Silveria
 Notary Public for Oregon
 My commission expires: 11-01-04

Official Seal

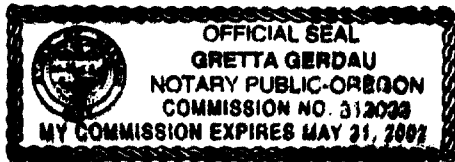


36A

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon
 County of Washington ss.

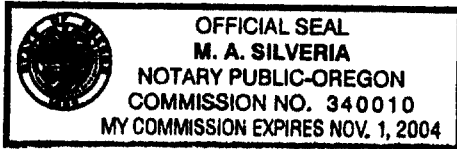
On April 9th, 2002 personally appeared REX R. LESUEUR, as Trustee of the Sylvia C. Lesueur Trust, who acknowledged the foregoing instrument to be his voluntary act and deed.



Before me: Gretta Gerda
 Notary Public for Oregon
 My commission expires:
 Official Seal

STATE OF Oregon
 County of Klamath ss.

On April 08, 2002 personally appeared LANCE L. LESUEUR, as Trustee of the Sylvia C. Lesueur Trust, who acknowledged the foregoing instrument to be his voluntary act and deed.



Before me: M. A. Silveria
 Notary Public for Oregon
 My commission expires: 11-01-04
 Official Seal

STATE OF _____

County of _____ ss.

On _____, 2002 personally appeared _____, who acknowledged the foregoing instrument to be _____ voluntary act and deed.

Before me: _____
 Notary Public for Oregon
 My commission expires:
 Official Seal