

02 MAY 1 PM3:01

After Recording Return to:
JOE M. CHAVEZ and CHARRI L. CHAVEZ
 5127 Highway 39
 Klamath Falls, Or. 97603
 Until a change is requested all tax statements
 Shall be sent to the following address:
JOE M. CHAVEZ and CHARRI L. CHAVEZ
 Same as above

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State of Oregon, County of Klamath
 Recorded 05/01/2002 3:01 p.m.
 Vol M02. Pg 26134
 Linda Smith, County Clerk
 Fee \$ 21.00 # of Pgs 1

WARRANTY DEED
 (INDIVIDUAL)

JOSEPH T. RIKER III and JOAN F. RIKER, herein called grantor, convey(s) to **JOE M. CHAVEZ and CHARRI L. CHAVEZ**, husband and wife all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

Parcel 1 of Land Partition 10-96 being Parcel 1 of Land Partition 53-95, situated in the NW 1/4 SW 1/4 of Section 18, Township 39 South, Range 10 East of the Willamette Meridian, 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 **\$64,000.00**.
 (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 April 24, 2002.

Joseph T. Riker III
JOSEPH T. RIKER III
Joan F. Riker
JOAN F. RIKER

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

On May 01, 2002 personally appeared the above named **JOSEPH T. RIKER III and JOAN F. RIKER** and acknowledged the foregoing instrument to be their voluntary act and deed.

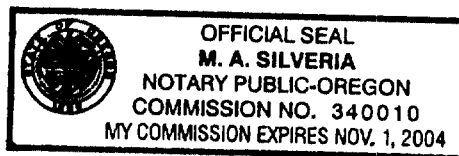
This document is filed at the request of:

 **Aspen**
 TITLE & ESCROW, INC.

525 Main Street
 Klamath Falls, OR 97601
 Order No.: 00054929

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

Official Seal



2/A