



THIS SPACE RESERVED FOR RECORDER'S USE
MT 57105-MS

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After recording return to:

DAVID DENIKE

619 MT. PITT STREET

KLAMATH FALLS, OR 97601

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

DAVID DENIKE

619 MT. PITT STREET

KLAMATH FALLS, OR 97601

Escrow No. MT57105-MS

Title No. _____

State of Oregon, County of Klamath

Recorded 05/30/2002 3:13 p. m.

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

'02 MAY 30 PM 3:13

WARRANTY DEED

FRANCES KATHERINE ALONSO,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

DAVID DENIKE

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:

Lot 10 in Block 16, BUENA VISTA ADDITION to the City of Klamath Falls,
according to the official plat thereof on file in the office of the County
Clerk of Klamath County, Oregon, TOGETHER WITH one-half the vacated alley
adjoining Lot which inured thereto.

3809-019DC-06500-000

438324

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.

The true and actual consideration for this conveyance is \$ 87,000.00.

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 this 24 day of MAY, 2002.

FRANCES KATHERINE ALONSO

State of Oregon

County of Washington

This instrument was acknowledged before me on May 24, 2002 by
FRANCES KATHERINE ALONSO.

Lori Couch
(Notary Public for Oregon)

My commission expires 12-14-02

