



THIS SPACE RESERVED FOR RECORDER'S USE  
MT57315-MS

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After recording return to:  
STEVE MORGAN, JR.

Until a change is requested all  
tax statements shall be sent to  
the following address:  
STEVE MORGAN, JR.

Escrow No. MT57315-MS  
Title No. \_\_\_\_\_

State of Oregon, County of Klamath  
Recorded 06/06/2002 3:06 p. m.  
Vol M02, Pg 33515  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

### WARRANTY DEED

VICTOR B. BARI and NIKKI R. BARI, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
**STEVE MORGAN, JR.**

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 1 of Land Partition 20-96 being Lots 5 and 6 in Block 3 of BEVERLY  
HEIGHTS situated in the NW1/4 NE1/4 of Section 34, Township 38 South, Range 9  
East of the Willamette Meridian, Klamath County, Oregon.

3809-034AB-02301-000

882203

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 \$ **23,000.00.**

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 31st day of May, 2002.

VICTOR B. BARI  
  
NIKKI R. BARI

STATE OF CALIFORNIA

COUNTY OF \_\_\_\_\_

} ss.

On June 4th, 2002 before me, Wesley R. Davis  
personally appeared VICTOR B. BARI AND NIKKI R. BARI ~~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 ~~they~~  
executed the same in authorized capacity(ies), and that by signatures(s) on  
the instrument the person(s) or the entity upon behalf of which the person(s)  
acted, executed the instrument.

WITNESS my hand and official seal.

Signature

