



THIS SPACE RESERVED FOR RECORDER'S USE

MT57587-KR

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After recording return to:

GREGORY S. SULLIVAN

P.O. BOX 794

FELTON, CA 95018

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

GREGORY S. SULLIVAN

P.O. BOX 794

FELTON, CA 95018

Escrow No. MT57587-KR

Title No. _____

State of Oregon, County of Klamath

Recorded 07/02/2002 2:03 p.m.

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

CHARLES M. LA BUWI AND SUSANN P. SPRATT, AS TENANTS IN COMMON EACH AS TO AN
UNDIVIDED ONE-HALF INTEREST AS TO PARCEL 1 AND CHARLES M. LA BUWI AS TO
PARCEL 2,

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

GREGORY S. SULLIVAN and DEANNA M. SULLIVAN, husband and wife

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:

EXHIBIT A"

LEGAL DESCRIPTION

PARCEL 1:

Lots 2 and 11 in Block 8 of **ARROWHEAD VILLAGE**, according to the official plat
thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2:

Lot 1 in Block 8 of **ARROWHEAD VILLAGE**, according to the official plat thereof
on file in the office of the County Clerk of Klamath County, Oregon.

KEY #308376

3606-003AA-02900-000

KEY #308287

3606-003AA-02000-000

KEY #308278

3606-003AA-01900-000

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.

The true and actual consideration for this conveyance is \$ 14,000.00.

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 28th day of June, 2002.

Charles M. La Buwi
CHARLES M. LA BUWI

Susann P. Spratt
SUSANN P. SPRATT

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on June 28, 2002 by
CHARLES M. LA BUWI AND SUSANN P. SPRATT.

Kristi L. Redd
(Notary Public for Oregon)



My commission expires 11/16/2003