



MT57416-MS

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

EMILY A. SHEAHAN2316 JAMES MARTIN COURTKLAMATH FALLS, OR 97601

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

EMILY A. SHEAHAN2316 JAMES MARTIN COURTKLAMATH FALLS, OR 97601Escrow No. MT57416-MS

Title No. \_\_\_\_\_

Vol M02 Page 41895

State of Oregon, County of Klamath

Recorded 07/24/2002 3:10 p.m.Vol M02, Pg 41895

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

'02 JUL 24 PM3:10

**WARRANTY DEED**

**MONTI'S CONSTRUCTION, INC., an Oregon Corporation,**  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
**EMILY A. SHEAHAN**

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 14, OLD FORT ESTATES, according to the official plat thereof on file in the  
office of the County Clerk of Klamath County, Oregon.**

**3809-028DC-13600-000****884743**

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 \$ **132,500.00.**

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 22nd day of July, 2002.

MONTI'S CONSTRUCTION, INC.

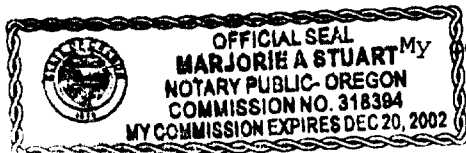
BY: \_\_\_\_\_

MARTIN I. MONTI, PRESIDENT

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on July 22, 2002 by  
MARTIN I. MONTI AS PRESIDENT OF MONTI'S CONSTRUCTION, INC. AN OREGON  
CORPORATION.

Marjorie A. Stuart  
(Notary Public for Oregon)

My commission expires 12-20-02