



After recording return to:

JOHN L SAFTICH

P.O. Box 821543

Vancouver, WA 98682

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

JOHN L SAFTICH

P.O. Box 821543

Vancouver, WA 98682

Escrow No. BT046110CD

Title No. _____

Vol M02 Page 48146

State of Oregon, County of Klamath

Recorded 08/26/2002 3:06 p. m.Vol M02, Pg 48146

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

'02 AUG 26 PM3:06

JOANN E COON,

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

JOHN L SAFTICH

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 30, BLOCK 8, TRACT NO. 1042, TWO RIVERS NORTH, ACCORDING TO THE
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF
KLAMATH COUNTY, OREGON.

2607 001A000500

162442

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 \$ 90,000.00.

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 22nd day of August, 2002.

JOANN E COON

State of Oregon
County of DESCHUTES

This instrument was acknowledged before me on August 22, 2002 by JOANN COON.

Carol E. Doran
(Notary Public for Oregon)

My commission expires 10-6-2005