

ASPEN 55584

After Recording Return to:
MARSHAL E. FRONCKOWIAK
2505 WIARD STREET
KLAMATH FALLS, OR. 97603
 Until a change is requested all tax statements
 Shall be sent to the following address:
MARSHAL E. FRONCKOWIAK
SAME AS ABOVE

Vol M02 Page 51308

State of Oregon, County of Klamath
 Recorded 09/10/2002 2:29 p.m.
 Vol M02, Pg 51308-09
 Linda Smith, County Clerk
 Fee \$ 26⁰⁰ # of Pgs 2

WARRANTY DEED
 (INDIVIDUAL)

ROBERTA M. GRAHAM, herein called grantor, convey(s) to **MARSHAL E. FRONCKOWIAK, AN ESTATE**
IN FEE SIMPLE all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is **\$37,800.00**.
 (here comply with the requirements of ORS 93.930)

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 9-9-02

Robert M. Graham
 x ROBERTA M. GRAHAM

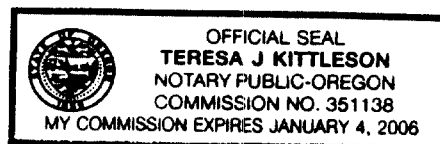
multnomah
 STATE OF OREGON, County of Klamath ss.

personally appeared the above named **ROBERTA M. GRAHAM** and acknowledged the foregoing instrument to be HER voluntary act and deed.

Before me:

Teresa J. Kittleson
 Notary Public for Oregon
 My commission expires: 1-4-06

This Document is recorded at the request of:
Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601
Order No.: 00055584



02 SEP 10 PM 2:29

26 A

51309

Exhibit A

A portion of Lots 4 and 5, Block 2, FAIRVIEW NO. 2 ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, (Also being known as Fairview Addition No. 2), Klamath County, Oregon, more particularly described as follows:

Commencing at the Northeastly corner of Lookout and Delta Streets in the City of Klamath Falls, which is the Southwestly corner of Lot 4, Block 2, FAIRVIEW NO. 2 ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, and which is the point of beginning; thence running Easterly along the Southerly line of said Lot 4 and parallel to Delta Street a distance of 60 feet; thence at right angles running in a Northerly direction and parallel with Lookout Street crossing Lot 4 and a portion of Lot 5 a distance of 80 feet; thence at right angles running in a Westerly direction and parallel with the Northerly line of Lot 5 and parallel to Delta Street a distance of 60 feet to the intersection of said line with Delta Street which is the Westerly boundary of said Lot 5 thence at right angles and running in a Southerly direction parallel with Lookout Street and along the Westerly boundary of Lots 5 and 4 aforesaid a distance of 80 feet to the point of beginning.