



After recording return to:

STEPHEN J. MATSON

524 FULTON STREET

KLAMATH FALLS, OR 97601

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

STEPHEN J. MATSON

524 FULTON STREET

KLAMATH FALLS, OR 97601

Escrow No. MT58572-KR

Title No. _____

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State of Oregon, County of Klamath

Recorded 10/02/2002 11:02 a. m.

Vol M02, Pg 56334

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

DORIS B. MITCHELL,

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

STEPHEN J. MATSON and KAREN LISHA MATSON, as tenants by the entirety

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 1 in Block 15, FAIRVIEW ADDITION NO. 2 TO THE CITY OF KLAMATH FALLS,
according to the official plat thereof on file in the office of the County
Clerk of Klamath County, Oregon.**

KEY #301499

3809-029CA-12200-000

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 \$ **40,000.00.**

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 1st day of October, 2002.

* Doris B. Mitchell

DORIS B. MITCHELL

* BY: Constance A. Moon Attorney-in-fact

CONSTANCE A. MOON, HER

ATTORNEY-IN-FACT

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on October 1, 2002 by
CONSTANCE A. MOON AS ATTORNEY-IN-FACT FOR DORIS B. MITCHELL

Kristil Redd
(Notary Public for Oregon)

My commission expires 11/16/2003

