

02 NOV 21 PM 3:04

GRANTOR NAME AND ADDRESS

Arthur W. Dufault
MIB, Mail Stop 5627
1849 C Street, N.W.
Washington, D.C. 20240-0001

GRANTEE NAME AND ADDRESS

Joe Trombino
4346 Ferrier
Klamath Falls, OR 97601

AFTER RECORDING RETURN TO

Grantor

SEND TAX STATEMENTS TO

Grantee

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State of Oregon, County of Klamath

Recorded 11/21/2002 3:04 p m.

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Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

K58788-5

WARRANTY DEED - STATUTORY FORM

ARTHUR W. DUFAULT, Grantor, conveys and warrants to JOE TROMBINO, a married man taking title as his separate property, Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon, to-wit:

Lots 1 and 2, Block 3, Fairhaven Heights, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon

SUBJECT TO contracts and/or liens for irrigation and/or drainage and fire protection, reservations, easements, restrictions and rights of way of record as of the date of this deed.

ALSO SUBJECT TO rights of the public in and to any portion of the herein described property lying within the boundaries of roads or highways; and

ALSO SUBJECT TO taxes for the fiscal year 2002-2003 which are a lien not yet payable.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING AND 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.

The true and actual consideration for this conveyance is ~~\$25,000.00~~ 26,225.00 AND AWD

DATED this 30th day of Oct, 2002.

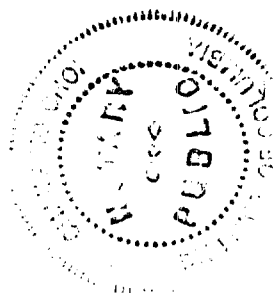
Arthur W. Dufault
ARTHUR W. DUFAULT

STATE OF Wa, County of D.C) ss.

This instrument was acknowledged before me on 30th October 2002 by Arthur W. Dufault.

Chang Ho Choi
NOTARY PUBLIC FOR

CHANG HO CHOI, NOTARY PUBLIC
DISTRICT OF COLUMBIA
COMMISSION EXPIRES: 6/14/2004



Kal.