

After Recording Return to:
MICHAEL FRONCKOWIAK
5811 SOUTHGATE
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
 Recorded 12/11/2002 3:35 p. m.
 Vol M02, Pg 72191
 Linda Smith, County Clerk
 Fee \$ 21.00 # of Pgs 1

Until a change is requested all tax statements
 Shall be sent to the following address:
MICHAEL FRONCKOWIAK
SAME AS ABOVE

WARRANTY DEED
 (INDIVIDUAL)

CHARLIE JOSEPH SHORT, herein called grantor, convey(s) to **MICHAEL FRONCKOWIAK**, AN ESTATE IN FEE SIMPLE herein called grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

The Northerly 65 feet of Lot 5, Block 2, **PLEASANT VIEW TRACTS**, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon. **SAVING AND EXCEPTING** the Easterly 5 feet thereof for widening of Gary Street.

ALSO the South 75 feet of Lot 5, Block 2, **PLEASANT VIEW TRACTS**, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon. **SAVING AND EXCEPTING** the Easterly 5 feet thereof for the widening of Gary Street.

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 **\$28,000.00**.
 (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.

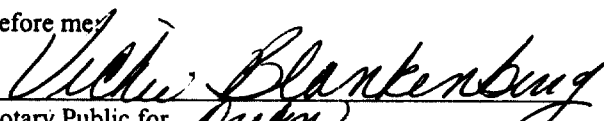
Dated December 11, 2002


CHARLIE JOSEPH SHORT

STATE OF OREGON, County of Klamath) ss.

On December 11, 2002 personally appeared the above named **CHARLIE JOSEPH SHORT** and acknowledged the foregoing instrument to be his voluntary act and deed.



Before me:

 Notary Public for Oregon
 My commission expires: 7/01/05

This Document is recorded at the request of:
Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601
Order No.: 00056082