



After recording return to:

SHERRIE PAYNTER6530 REEDER ROADKLAMATH FALLS, OR 97603

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

SHERRIE PAYNTER6530 REEDER ROADKLAMATH FALLS, OR 97603Escrow No. MT59520-TA

Title No. \_\_\_\_\_

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State of Oregon, County of Klamath

Recorded 01/16/2003 11:14 a m.Vol M03 Pg 03043

Linda Smith, County Clerk

Fee \$ 2.00 # of Pgs 1

'03 JAN 16 AM 11:14

## WARRANTY DEED

JEFFREY ROSE and KIMBERLY A. ROSE,

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

**SHERRIE PAYNTER**

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 4, Block 2, ROLLING HILLS SUBDIVISION, TRACT 1099, according to the  
official plat thereof on file in the office of the County Clerk of Klamath  
County, Oregon.

599695

3910-019AO-06300

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 \$ **185,000.00.**

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 8<sup>th</sup> day of Jan, 2003.

  
JEFFREY ROSE

  
KIMBERLY A. ROSE

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Jan. 8, 2003 by  
JEFFREY ROSE AND KIMBERLY A. ROSE.

  
(Notary Public for Oregon)
My Commission expires 6.19.04