

Vol M03 Page 03437

After recording return to:

MARC E. SYLVAN  
4909 DARWIN PLACE  
KLAMATH FALLS, OR 97603

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

MARC E. SYLVAN  
4909 DARWIN PLACE  
KLAMATH FALLS, OR 97603

Escrow No. MT59554-TM  
Title No. \_\_\_\_\_

State of Oregon, County of Klamath  
Recorded 01/21/2003 8:12 a. m.  
Vol M03 Pg 03437-38  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

*me 59554-TM*

### WARRANTY DEED

NORMA J. WATKINS and LISA KUEHMICHEL, with the rights of survivorship,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
MARC E. SYLVAN  
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 6 in Block 4 of TRACT NO. 1078 SECOND ADDITION TO KELENE GARDENS,  
according to the official plat thereof on file in the office of the  
County Clerk of Klamath County, Oregon.

KEY#578011

3909-015AA-11000

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 \$ 87,000.00.

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 14 day of January 2003

*Norma J. Watkins*  
NORMA J. WATKINS

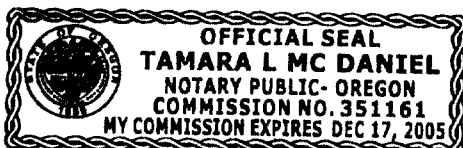
SEE ATTACHED SIGNATURE PAGE MADE A PART HEREOF BY THIS REFERENCE  
LISA KUEHMICHEL

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on January 14, 2003 by NORMA  
J. WATKINS.

*Tamara L. McDaniel*  
(Notary Public for Oregon)

My commission expires 12/17/05



03438

SIGNATURE PAGE FOR

DEED


  
LISA KUEHMICHEL

1-16-03  
DATE

State of:  
County of:

This instrument was acknowledged before me on January 16, 2003 by LISA KUEHMICHEL



  
(Notary Public)  
My commission expires August 29, 2006