



mtc 59687-LW

Vol M03 Page 03798

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
MAJESTIC PROPERTY INVESTMENTS
INC.

2766 NE RAINIER DR.
BEND, OR 97701

State of Oregon, County of Klamath
Recorded 01/21/2003 3:53p m.
Vol M03 Pg 03798
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:

MAJESTIC PROPERTY INVESTMENTS
INC.

2766 NE RAINIER DR.
BEND, OR 97701

Escrow No. MT59687-LW

WARRANTY DEED

TOMAS MATEJSEK, Grantor(s) hereby grant, bargain, sell, warrant and convey to:
MAJESTIC PROPERTY INVESTMENTS INC., an Oregon Corporation, 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 174 IN Cregan Park, according to the official plat thereof on file in the office
of the County Clerk of Klamath County, Oregon.

SUBJECT ^{TO} A TRUST DEED DATED: JANUARY 12, 1995 AND RECORDED JANUARY 18, 1995 IN VOLUME
M95, PAGE 1140, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON IN FAVOR OF AMERICA'S
WHOLESALE LENDER AS BENEFICIARY WHICH THE BUYER AGREES TO ASSUME AND PAY.

878102

3909-0017BC-00302-000

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 \$73,069.67.

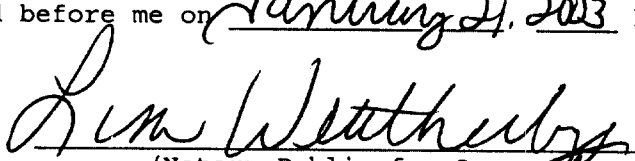
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN
VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING
THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE
APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE
ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

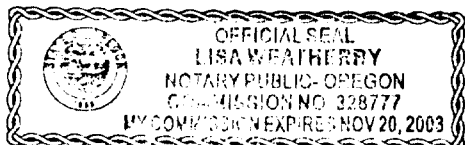
Dated this 21 day of January 2003


TOMAS MATEJSEK

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on January 21, 2003 by TOMAS
MATEJSEK.


(Notary Public for Oregon)



My commission expires 11/20/2003