

03 JAN 29 PM 2:46



WESTERN
TITLE & ESCROW COMPANY

WARRANTY DEED -- STATUTORY FORM

BRINDA J. HAMBURGER, an individual, Grantor,

conveys and warrants to

GEORGE A. OLDHAM, TRUSTEE AND VIRGINIA G. OLDHAM, TRUSTEE OF THE GEORGE AND VIRGINIA OLDHAM TRUST DATED MAY 30, 1996., Grantee,

the following described real property, free of encumbrances except as specifically set forth herein, to wit:

LOT 1, BLOCK 2, WAGON TRAIL ACREAGES #1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.

Tax Account No(s): 127561 872801

Map/Tax Lot No(s): 2309-001A0-01400-000 M-120457

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is \$50,000.00 .

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 27 day of January, 2003.

Brinda J. Hamburger
BRINDA J. HAMBURGER

STATE OF ALABAMA, COUNTY OF Mobile, ss.

This instrument was acknowledged before me on January 27, 2003 by BRINDA J. HAMBURGER.

Nancy LaFollette
(Notary Public)

My commission expires _____

Notary Public
My Commission Expires 3/2003

After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739

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

17125 WOOD DUCK COURT
BEND, OR 97707

TITLE NO. 0005643203
ESCROW NO. 14-0003403

State of Oregon, County of Klamath
Recorded 01/29/2003 2:46 p m.
Vol M03 Pg 05550
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

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