



MT 59684-KR

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'03 FEB 14 AM 10:53

After recording return to:

RICHARD A. SANSING

5900 SPRINGCREST WAY

KLAMATH FALLS, OR 97603

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

RICHARD A. SANSING

5900 SPRINGCREST WAY

KLAMATH FALLS, OR 97603

Escrow No. MT59684-KR

THIS SPACE State of Oregon, County of Klamath
Recorded 02/14/2003 10:53 a. m.
Vol M03 Pg 09006
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

M.L. STEWART, INC., AN OREGON CORPORATION, Grantor(s) hereby grant, bargain, sell, warrant and convey to:
RICHARD A. SANSING and MELISSA J. SANSING, as tenants by the entirety, 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 8 of TRACT NO. 1344, SEVENTH ADDITION TO NORTH HILLS - PHASE 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 \$172,620.00.

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 13th day of February, 2003.

M.L. STEWART, INC., AN OREGON CORPORATION

BY: Gary Stewart

GARY STEWART, VICE PRESIDENT

STATE OF OREGON)

COUNTY OF KLAMATH)

ss.



This instrument was acknowledged before me on February 13, 2003 by GARY STEWART, Vice President of M.L. STEWART, INC., an Oregon corporation.

Kristi L. Redd
NOTARY PUBLIC FOR OREGON

My Commission Expires: 11/16/2003