

MTL 59655-LW



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'03 FEB 24 AM 10:54

After recording return to:
JAMES L. ALSTON

P.O. BOX 1881-1828

BUELLTON, CA 93427

Klamath Falls, OR 97601

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

JAMES L. ALSTON

P.O. BOX 1881-1828

BUELLTON, CA 93427

Klamath Falls, OR 97601

Escrow No. MT59655-LW

THIS SPACE

State of Oregon, County of Klamath

Recorded 02/24/2003 10:54 a.m.

Vol M03 Pg 10802

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

CONSECO FINANCE SERVICING CORP., Grantor(s) hereby grant, bargain, sell, warrant and convey to:

JAMES L. ALSTON and TRACEY E. SHIRLEY, 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 1 IN BLOCK 13, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

3809-019CD-07201-000

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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 those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is \$10,000.00.

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 19th day of February, 2003.

CONSECO FINANCE SERVICING CORP.
BY: [Signature]

State of Arizona
County of Maricopa

This instrument was acknowledged before me on February 19, 2003 by CONSECO FINANCE SERVICING CORP..

[Signature]
(Notary Public)

My commission expires 1-2-2007

