



MT59762-MS

THIS SPACE RESERVED FOR RECORDER'S USE

'03 MAR 6 PM3:06

After recording return to:
MICHAEL THOMAS HANS DAWSON
3882 RIO VISTA
KLAMATH FALLS, OR 97603

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

MICHAEL THOMAS HANS DAWSON
3882 RIO VISTA
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 03/06/2003 3:06 P. m.
Vol M03 Pg 13851
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

Escrow No. MT59762-MS

WARRANTY DEED

LAWRENCE H. MC KINNEY, Grantor(s) hereby grant, bargain, sell, warrant and convey to: MICHAEL THOMAS HANS DAWSON and AMBER DAWN DAWSON, husband and wife, 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 16, BLOCK 8, TRACT 1079-SIXTH ADDITION TO SUNSET VILLAGE, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNT CLERK OF KLAMATH COUNTY, OREGON.

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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 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 \$149,000.00.

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 6TH day of MARCH, 2003.

Lawrence H. McKinney
LAWRENCE H. MC KINNEY

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on MARCH 6, 2003 by LAWRENCE H. MC KINNEY.



Marjorie A. Stuart
(Notary Public for Oregon)

My commission expires 12-20-06