



MT60348 MS

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THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath

Recorded 04/14/2003 2:57 p.m.

Vol M03 Pg 23465

Linda Smith, County Clerk

Fee \$ 71 # of Pgs 1

After recording return to:

BOBBY C. BLANCHARD

615 UPHAM STREET

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

BOBBY C. BLANCHARD

615 UPHAM STREET

Escrow No. MT60348-MS

### WARRANTY DEED

ERNEST E. ROSE and CATHY A. ROSE, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to:

BOBBY C. BLANCHARD, 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:

THE EAST 1/2 (ON HALF) OF LOTS 7 AND 8 IN BLOCK 17 OF FAIRVIEW ADDITION NO.2; ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

301710

3809-029CA-14700

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 \$53,000.00.

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.

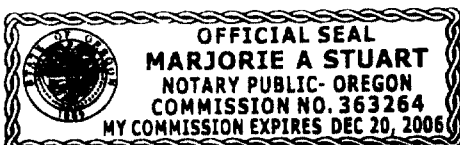
Dated this 10<sup>th</sup> day of Apr, 2003

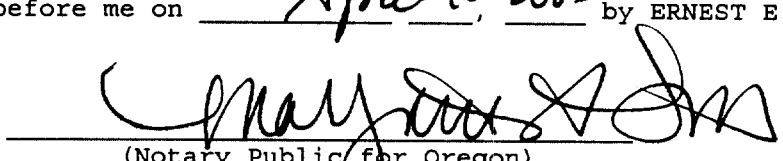
  
ERNEST E. ROSE

  
CATHY A. ROSE

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on April 10, 2003 by ERNEST E. ROSE and CATHY A. ROSE.



  
(Notary Public for Oregon)

My commission expires 12/20/06