

03 APR 22 PM 1:30

Aspen 56747

Vol M03 Page 25745

After Recording Return to:

ROGER L. HARGUS

MARIE A. HARGUS

1955 SEASCAPE BLVD
APT 105, CA 95008

Until a change is requested all tax statements

Shall be sent to the following address:

ROGER L. HARGUS and MARIE A. HARGUS

Same as above

State of Oregon, County of Klamath

Recorded 04/22/2003 1:30 p.m.

Vol M03 Pg 25745

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

(INDIVIDUAL)

MICHAEL A. NEWELL and PATTI A. NEWELL, herein called grantor, convey(s) to ROGER L. HARGUS and MARIE A. HARGUS, HUSBAND AND WIFE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 6, Block 3, Tract No. 1153, SECOND ADDITION TO PINE GROVE PONDEROSA, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$199,000.00.
(here comply with the requirements of ORS 93.930)

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.

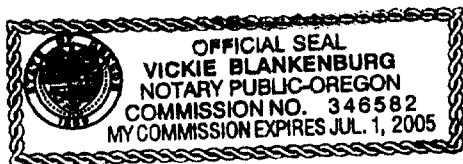
Dated 4/17/03

deceased
MICHAEL A. NEWELL

Patti A. Newell
PATTI A. NEWELL

STATE OF OREGON, County of Klamath) ss.

On April 17, 2003 personally appeared the above named MICHAEL A. NEWELL and PATTI A. NEWELL and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me:
Vickie Blankenburg
Notary Public for Oregon
My commission expires: 7/01/05

This Document is recorded at the request of:

Aspen Title & Escrow, Inc.

525 Main Street

Klamath Falls, OR 97601

Order No.: 00056747

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