

03 APR 24 PM 2:52



MTC-60393 TA

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
AMY E. FRITZ

State of Oregon, County of Klamath
Recorded 04/24/2003 2:52 p m.
Vol M03 Pg 26519
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

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

AMY E. FRITZ

P.O. Box
Midland, OR

Escrow No. MT60393-TA

WARRANTY DEED

THERON WALKER and V. MARIE WALKER, Grantor(s) hereby grant, bargain, sell, warrant and convey to:

AMY E. FRITZ, 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 5 IN BLOCK 2 OF EASTMOUNT, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

509257

3909-001CD-00600

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 \$82,500.00.

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.

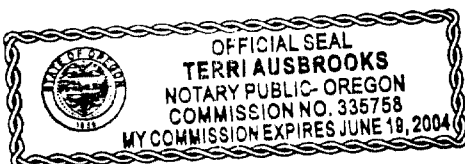
Dated this 18th day of April, 2003.

Theron B. Walker
THERON WALKER

V. Marie Walker
V. MARIE WALKER

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on April 18, 2003 by THERON WALKER AND V. MARIE WALKER.



(Signature)
(Notary Public for Oregon)

My commission expires 6-19-04

21.00 r