

'03 MAY 7 PM3:08



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MTL 60665

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

ERIC F. BONDSHU

8653 HARPOLD RD

KLAMATH FALLS OR 97603

State of Oregon, County of Klamath

Recorded 05/07/2003 3:08 p. m.

Vol M03 Pg 30539

Linda Smith, County Clerk

Fee \$ 2.00 # of Pgs 1

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

ERIC F. BONDSHU

8653 HARPOLD RD

KLAMATH FALLS OR 97603

Escrow No. MT60665-KR

WARRANTY DEED

STEVEN MAIER and ROSEMARIE ^{ARBUR}~~ARMER~~, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to:
ERIC F. BONDSHU and DONNA K. CRIBBEN, 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:

Government Lot 7 in Section 31, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon. SAVING AND EXCEPTING THEREFROM that portion deeded to the State Highway Commission, recorded September 9, 1947, in Volume 211 at page 143, Deed records of Klamath County, Oregon.

3911-00000-08200-000

605009

3911-00000-08200-000

875292

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 \$238,000.00.

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 7th day of MAY, 2003.

Steven Maier
STEVEN MAIER

Rosemarie Arbur
ROSEMARIE ~~ARMER~~
ARBUR

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 7, 2003 by STEVEN MAIER and ROSEMARIE ~~ARMER~~.

ARBUR (KR)



Kristil Redd
(Notary Public for Oregon)

My commission expires 11/18/2003