

After Recording Return to:
LAWRENCE MONTEITH
4729 Frieda Avenue
Klamath Falls, OR 97603
Until a change is requested all tax statements
Shall be sent to the following address:
LAWRENCE MONTEITH
4729 Frieda Avenue
Klamath Falls, OR 97603

State of Oregon, County of Klamath
Recorded 05/13/2003 2:40 p m.
Vol M03 Pg 32028
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

WARRANTY DEED
(INDIVIDUAL)

CAROL SUE VAN GASTEL, herein called grantor, convey(s) to LAWRENCE MONTEITH, AN ESTATE IN FEE SIMPLE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 84, LEWIS TRACTS, 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 \$91,000.00.
(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 5/12/03

Carol Sue Van Gastel
CAROL SUE VAN GASTEL

STATE OF OREGON, County of Klamath ss.

On May 12, 2003 personally appeared the above named CAROL SUE VAN GASTEL and acknowledged the foregoing instrument to be his 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.: 00056614



21A