

03 MAY 23 PM 3:10

MTC - 60965 PS



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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

KERRY S. PENN
PO BOX 100
BELLA VISTA, CA 96008

State of Oregon, County of Klamath

Recorded 05/23/2003 3:10 P m.

Vol M03 Pg 35288

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:

KERRY S. PENN
PO BOX 100
BELLA VISTA, CA 96008

Escrow No. MT60965-PS

WARRANTY DEED

RICK WING-KEI TSUI, Grantor(s) hereby grant, bargain, sell, warrant and convey to:
KERRY S. PENN, 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 21, Block 1, BELLA VISTA TRACT NO. 1235, according to the official plat thereof
on file in the office of the County Clerk of Klamath County, Oregon.

KEY #807069

MAP #3507-007DD-03000

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 \$18,000.00.

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 20th day of May, 2003.

● Rick W. K. Tsui
RICK WING-KEI TSUI

State of Hong Kong SAR
County of _____

This instrument was acknowledged before me on 20th May, 2003 by RICK WING-KEI
TSUI.

[Signature]
(Notary Public)

My commission expires 31st December 2003

Clement Ping Kwan Lam
Notary Public
13th Floor, Grand Building,
18 Connaught Road Central,
Hong Kong SAR

NOTARISATION ONLY
NO ADVICE GIVEN
CONTENTS NOT VERIFIED

21.00