

03 MAY 28 PM 2:54



After recording return to:
Amanda J. Mitzner
221 Hillside Ave
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:
Amanda J. Mitzner
221 Hillside Ave
Klamath Falls, OR 97601

File No.: 7021-173412 (SAC)
Date: May 20, 2003

Vol M03 Page 35937

THIS SPAC State of Oregon, County of Klamath
Recorded 05/28/2003 2:54 p m.
Vol M03 Pg 35937-38
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Stephen M. Burdick and Helen C. Burdick, husband and wife as tenants by the entirety,
Grantor, conveys and warrants to **Amanda J. Mitzner**, Grantee, the following described real property
free of liens and encumbrances, except as specifically set forth herein:

**Lot 17 in Block 5 of DIXON ADDITION in the City of Klamath Falls, according to the official
plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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.

The true consideration for this conveyance is **\$99,750.00**. (Here comply with requirements of ORS 93.030)


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APN: 374874

Statutory Warranty Deed
- continued

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Date: 05/20/2003



Stephen M. Burdick



Helen C. Burdick

STATE OF ~~Oregon~~ *Calif*)
County of ~~Klamath~~ *Sonoma*)ss.

This instrument was acknowledged before me on this 27 day of May, 2003
by **Stephen M. Burdick and Helen C. Burdick.**



Notary Public for Oregon

My commission expires:

