

03 JUL 2 PM 3:25

Aspen 56999

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After Recording Return to:
MICHAEL S. BRAY and LAURIE K. BRAY
2515 Reclamation Avenue
Klamath Falls, OR 97601
Until a change is requested all tax statements
Shall be sent to the following address:
MICHAEL S. BRAY and LAURIE K. BRAY
2515 Reclamation Avenue
Klamath Falls, OR 97601

State of Oregon, County of Klamath
Recorded 07/02/2003 3:25 p.m.
Vol M03 Pg 46013
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

WARRANTY DEED
(INDIVIDUAL)

CARMEN BAIR, herein called grantor, convey(s) to **MICHAEL S. BRAY and LAURIE K. BRAY, WIFE AND HUSBAND** all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

Lot 723, Block 129, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, 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 **\$73,500.00**.
(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 6/4/03

Carmen O. Bair
CARMEN BAIR

STATE OF OREGON, County of **Klamath**) ss.

On June 4, 2003 personally appeared the above named **CARMEN BAIR** and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00056999

Before me: Vickie Blankenburg
Notary Public for Oregon
My commission expires: 7/01/05

Official Seal

