

03 JUL 8 AM 11:39

Aspen 56883

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After Recording Return to:

DALE R. ONSEN

1705 Burns Street

Klamath Falls, OR 97603

Until a change is requested all tax statements

Shall be sent to the following address:

DALE R. ONSEN

1705 Burns Street

Klamath Falls, OR 97603

State of Oregon, County of Klamath

Recorded 07/08/2003 11:39 a m

Vol M03 Pg 47054

Linda Smith, County Clerk

Fee \$ 2100 # of Pgs 1

## WARRANTY DEED

(INDIVIDUAL)

ROBERT PETERSEN and RACHEL PETERSEN, herein called grantor, convey(s) to DALE R. ONSEN, AN ESTATE IN FEE SIMPLE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 5, Block B, HOMECREST, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM the following described real property, towit:

Beginning at the Southwest corner of Lot 5, Block B of HOMECREST; thence running North along the West line of said Lot 5 a distance of 68 feet; thence East 78 feet, more or less, to the East line of said Lot 5; thence Southerly along the East line of said Lot 5 to the Southeast corner thereof; thence West along the South line of Lot 5, 70 feet, more or less, to the point of beginning.

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 \$77,500.00.

(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 6/27/03

ROBERT PETERSEN

Rachel Petersen  
RACHEL PETERSEN

Massachusetts Plymouth  
STATE OF ~~OREGON~~, County of ~~Klamath~~ ss.

On 6/27/03 personally appeared the above named ~~ROBERT PETERSEN~~ and RACHEL PETERSEN and acknowledged the foregoing instrument to be ~~their~~ voluntary act and deed.

This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00056883

Before me:

Notary Public for ~~Oregon~~ Massachusetts

My commission expires: 3/18/05

Official Seal

21A