

03 JUL 8 PM 3:31

Aspen 57242

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After Recording Return to:
JAMES C. MARSDEN and ROBIN L. MARSDEN
1492 Lakeshore Drive
Klamath Falls, Or.
Until a change is requested all tax statements
Shall be sent to the following address:
JAMES C. MARSDEN and ROBIN L. MARSDEN
1492 Lakeshore Drive
Klamath Falls, Or.

State of Oregon, County of Klamath
Recorded 07/08/2003 3:31 P m.
Vol M03 Pg 47151
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

WARRANTY DEED
(INDIVIDUAL)

TEDDY LEE HAMMOCK, herein called Grantor, convey(s) to JAMES C. MARSDEN and ROBIN L. MARSDEN, husband and wife, herein call Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lots 11 and 12, Block 1, HOLLISTER 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 \$15,000.00.
(here comply with the requirements of ORS 93.930)

See R/LM
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 ~~June 23, 2003~~

[Signature]

Teddy L. Hammock
TEDDY LEE HAMMOCK

STATE OF FLORIDA, County of Duval) ss.

On July 2, 2003 personally appeared the above named TEDDY LEE HAMMOCK and acknowledged the foregoing instrument to be his voluntary act and deed.

This document is filed at the request of:

 **Aspen**
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00057242

Before me: *Janie R. Byrne*
Notary Public for Florida
My commission expires:

Official Seal

