

03 JUL 16 PM 3:17

Aspen 57253

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After Recording Return to:

SUSAN K. MELGIN

CYNTHIA R. VANDERSYS

1741 Wynde Circle
Klamath Falls, OR 97601

State of Oregon, County of Klamath

Recorded 07/16/2003 3:17 P. m.

Vol M03 Pg 49760

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:

SUSAN K. MELGIN

CYNTHIA R. VANDERSYS

Same as above

WARRANTY DEED

(INDIVIDUAL)

RAYMOND W. BERNHARDT and ERNA P. BERNHARDT, herein called grantor, convey(s) to SUSAN K. MELGIN and CYNTHIA R. VANDERSYS, all that real property situated in the County of KLAMATH, State of Oregon, described as:

UNIT 12 OF STAGE 7 OF HARBOR ISLES GOLF COURSE CONDOMINIUM, together with the general and limited common elements pertaining thereto, as provided in the Supplemental Declaration Submitting Stage 7 of Harbor Isles Golf Course Condominium to Condominium Ownership, 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 \$168,000.00.

(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 7-15-03

Raymond W. Bernhardt
RAYMOND W. BERNHARDT

Erna P. Bernhardt
ERNA P. BERNHARDT

STATE OF OREGON, County of Jackson) ss.

On 7-15-03 personally appeared the above named RAYMOND W. BERNHARDT and ERNA P. BERNHARDT and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me:

Connie S Ralph
Notary Public for Oregon

My commission expires:

3-2-05

This Document is recorded at the request of:

Aspen Title & Escrow, Inc.

525 Main Street

Klamath Falls, OR 97601

Order No.: 00057253

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