

ASPEN 57437

After Recording Return to:  
MICHELLE L. CARNES  
1910 Auburn Street  
Klamath Falls, Or. 97601

Until a change is requested all tax statements  
Shall be sent to the following address:  
MICHELLE L. CARNES  
1910 Auburn Street  
Klamath Falls, Or. 97601

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State of Oregon, County of Klamath  
Recorded 08/18/2003 1:10 p m  
Vol M03 Pg 60085  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

**WARRANTY DEED**  
(INDIVIDUAL)

**RICHARD GOODWIN AND LAVON GOODWIN, TRUSTEES OF THE GOODWIN TRUST DATED APRIL 13, 1988**, herein called grantor, convey(s) to **MICHELLE L. CARNES**, herein called Grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

**Lot 3, Block 2, Tract No. 1145, NOB HILL REPLAT**, a subdivision of portions of **Nob Hill**, Irvington Heights, Mountain View Addition and Eldorado Heights, 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 **\$20,000.00**.  
(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 July 24, 2003.

THE GOODWIN TRUST

*Richard Goodwin Trustee*  
RICHARD GOODWIN, TRUSTEE

*Lavon Goodwin Trustee*  
LAVON GOODWIN, TRUSTEE

STATE OF OREGON, County of Klamath) ss.

On July 25, 2003 personally appeared the above named Richard Goodwin and LaVon Goodwin as Trustees of the Goodwin Trusts, dated April 13, 1988 and acknowledged the foregoing instrument to be their 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.: 00057437

Before me: *M. A. Silveria*  
Notary Public for Oregon  
My commission expires: 11-01-04

Official Seal

