

03 AUG 25 PM 10:28

ASPEN 57735

After Recording Return to:

DYALA GUTIERREZ CRAWFORD

2405 White Ave.

Klamath Falls, OR 97601

Until a change is requested all tax statements  
Shall be sent to the address shown above.

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State of Oregon, County of Klamath  
Recorded 08/25/2003 10:23 a m  
Vol M03 Pg 62047  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

**WARRANTY DEED**  
(INDIVIDUAL)

VERNON G. LUDWIG and OFELIA LUDWIG, husband and wife, herein called Grantor, convey(s) to DYALA GUTIERREZ CRAWFORD, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 15, Block 305, DARROW 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 \$51,850.00.  
(here comply with the requirements of ORS 93.930)

*D.H.*  
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 August 15, 2003

*Vernon G. Ludwig*  
VERNON G. LUDWIG

*Ofelia Ludwig*  
OFELIA LUDWIG

STATE OF OREGON, County of Klamath) ss.

On August 15, 2003, personally appeared Vernon G. Ludwig and Ofelia Ludwig and acknowledged the foregoing 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.: 00057735

Before me: *Marlene T. Addington*  
Notary Public for Oregon  
My commission expires: March 22, 2005

Official Seal

