

08 AUG 23 PM 3:11

ASPEN 57569

After Recording Return to:
MICHAEL J. DWYER
TAWNA L. DWYER
1235 Hilton Drive
Klamath Falls, OR 97603

Until a change is requested all tax statements
Shall be sent to the following address:

MICHAEL J. DWYER
TAWNA L. DWYER
1235 Hilton Drive
Klamath Falls, OR 97603

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State of Oregon, County of Klamath
Recorded 08/29/2003 3:11 p m
Vol M03 Pg 64126
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

WARRANTY DEED
(INDIVIDUAL)

FRANK W. BURGET and ERNA A. BURGET, herein called grantor, convey(s) to ^{James} MICHAEL ~~A~~ DWYER and TAWNA L. DWYER, as ~~tenants by the entirety~~ ^{entirety} the all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 5, Block 13, Tract No. 1003, THIRD ADDITION TO MOYINA, 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 \$127,500.00.
(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 August 27, 2003

Frank W. Burget
FRANK W. BURGET

Erna A. Burget
ERNA A. BURGET

STATE OF OREGON, County of Klamath) ss.

On August 27, 2003 personally appeared the above named FRANK W. BURGET and ERNA A. BURGET 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.: 00057569

Before me: Marlene T. Addington
Notary Public for Oregon
My commission expires: 3-22-2005

Official Seal

