

NJC - 68413 TA

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State of Oregon, County of Klamath
 Recorded 09/11/03 3:26 p. m
 Vol M03 Pg 67864-65
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 2

RECORDING COVER SHEET**ALL TRANSACTIONS, PER ORS 205.234**

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON
 PRESENTING THE ATTACHED INSTRUMENT FOR
 RECORDING. ANY ERRORS IN THIS COVER SHEET
 DO NOT AFFECT THE TRANSACTION(S) CONTAINED
 IN THE INSTRUMENT ITSELF.

AFTER RECORDING RETURN TO

name and address of the person authorized to receive the
 instrument after recording, as required by ORS 205.180(4)
 and ORS 205.238.

1. **NAME(S) OF THE TRANSACTION(S)**, described in the attached instrument and required by ORS 205.234(a).
Note: Transaction as defined by ORS 205.010 "means any action required or permitted by law to be recorded including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property."

WARRANTY DEED

2. **DIRECT PARTY**, name(s) of the person(s) described in ORS 205.125(1)(b) or
GRANTOR, as described in ORS 205.160.

KENNETH PRIEM

3. **INDIRECT PARTY**, name(s) of the person(s) described in ORS 205.125(1)(a) or
GRANTEE, as described in ORS 205.160.

JOHN BJORK AND HANA BJORK, AS TENANTS BY THE ENTIRETY

4. **TRUE AND ACTUAL CONSIDERATION PAID** for instruments conveying or contracting to convey fee title to any
 real estate and all memoranda of such instruments, reference ORS 93.030.

\$68,000.00

5. **UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING**
ADDRESS for instruments conveying or contracting to convey fee title to any real estate, reference ORS 93.260.

6878 NAVAJO RD # 37/SAN DIEGO, CA. 92119

6. **FULL OR PARTIAL SATISFACTION, IF ANY, OF THE LIEN CLAIM CREATED BY THE ORDER or**
WARRANT, for instruments to be recorded in County Clerk Lien Records, reference ORS 205.125(1)(e).

7. **THE AMOUNT OF THE CIVIL PENALTY OR THE AMOUNT, INCLUDING PENALTIES, INTEREST AND**
OTHER CHARGES, FOR WHICH THE WARRANT, ORDER OR JUDGMENT WAS ISSUED, for instruments to
 be recorded in County Clerk Lien Records, reference ORS 205.125(1)(c) and ORS 18.325.

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

JOHN BJORK6878 NAVAJO RD # 37SAN DIEGO, CA 92119

Until a change is requested all

tax statements shall be sent to

The following address:

JOHN BJORK6878 NAVAJO RD # 37SAN DIEGO, CA 92119

Escrow No. MT62413-TA

WARRANTY DEED

KENNETH PRIEM, Grantor(s) hereby grant, bargain, sell, warrant and convey to JOHN BJORK and HANA BJORK, as tenants by the entirety, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

~~Lot 5 in Block 2, NORTH KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPTING THEREFROM the North 5 feet.~~

Account No.: 3809-02988-00800-000

Key No.: 787713

Lot 5 in Block 2, North Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, Excepting therefrom the North 5 feet.

Grantor is lawfully seized in fee simple of the above granted premises and SUBJECT TO: all those items of record if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is \$48,800.00.

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 this 9-4 day of 2003.

Kenneth Priem
KENNETH PRIEM

State of MO
County of Fairfax

This instrument was acknowledged before me on 9-4-03 by KENNETH PRIEM.

Travis J. Wernig
(Notary Public)

My commission expires 1-31-05

