

03 SEP 29 AM 11:47

NJC- 62565 LW



Vol M03 Page 72252

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

SEAN M. JENSEN

2011 GOLD RIVER DR

YUBA CITY, CA 95991

State of Oregon, County of Klamath

Recorded 09/29/03 11:47 a m

Vol M03 Pg 72252

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:

SEAN M. JENSEN

2011 GOLD RIVER DR

YUBA CITY, CA 95991

Escrow No. MT62565-LW

WARRANTY DEED

ED OUEILHE and DEBORAH LYN OUEILHE, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to SEAN M. JENSEN and SUSIE JENSEN, 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 7 in Block 30 of Tract 1184, OREGON SHORES UNIT 2, FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County Oregon.

Tax Account No.: 3507-017CB-01500-000

Key No.: 237791

237791

3507-017CB-01500-000

Grantor is lawfully seized in fee simple on 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 \$6,500.00.

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 25th day of September, 2003

ED OUEILHE

DEBORAH LYN OUEILHE

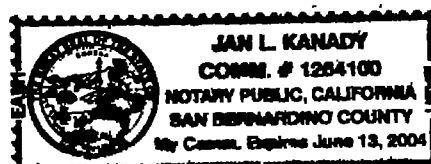
STATE OF CALIFORNIA }

COUNTY OF San Bernardino } ss.

On September 25, 2003 before me, Jan L. Kanady, Notary Public, personally appeared DEBORAH OUEILHE and ED OUEILHE personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that SMJ executed the same in their authorized capacity(ies), and that by their signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Jan L. Kanady



2100