

03 OCT 14 PM 11:18

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After Recording Return to:
MICHAEL R. WALTMAN JR.
JANA E. WALTMAN

3831 Hope St.
Klamath Falls, OR 97603

State of Oregon, County of Klamath
Recorded 10/14/03 11:18 a. m
Vol M03 Pg 76233
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:
MICHAEL R. WALTMAN JR.
JANA E. WALTMAN
Same as above

ATE 57583
WARRANTY DEED
(INDIVIDUAL)

MARTHA E. PIGEON, herein called grantor, convey(s) to MICHAEL R. WALTMAN JR. and JANA E. WALTMAN, HUSBAND AND WIFE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 39, PERRY'S ADDITION TO LLOYD'S TRACTS, 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 \$112,500.00.
(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 10-1-03

Martha E. Pigeon
MARTHA E. PIGEON

STATE OF OREGON, County of Klamath) ss.

On Oct 1, 2003 personally appeared the above named MARTHA E. PIGEON and acknowledged the foregoing instrument to be her 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.: 00057583

Before me: Vickie Blankenburg
Notary Public for Oregon
My commission expires: 7/10/05

Official Seal

