

03 OCT 17 PM 11:10

WTC-62887 LW



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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:  
THOMAS T. BOURGEOIS

7606 STEENS DRIVE

KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath

Recorded 10/17/03 11:10 a.m.

Vol M03 Pg 77301

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:

THOMAS T. BOURGEOIS

7606 STEENS DRIVE

KLAMATH FALLS, OR 97601

Escrow No. MT62887-LW

## WARRANTY DEED

RONALD A. KAY, Grantor(s) hereby grant, bargain, sell, warrant and convey to THOMAS T. BOURGEOIS and SALLY M. BOURGEOIS, 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 43 in Block 19 of TRACT NO. 1113, OREGON SHORES UNIT 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No.:

3507-018DC-01100-000

Key No.:

244346

244346

3507-018DC-01100-000

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 \$18,500.00.

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 9th day of Oct, 03.

Ronald A. Kay  
RONALD A. KAY

STATE OF CALIFORNIA

COUNTY OF San Diego } ss.

On October 9th, 2003 before me, Christi Waymire, Notary Public personally appeared RONALD A. KAY 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 HE executed the same in his authorized capacity(ies), and that by his signature(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 Christi Waymire



21.00