



NJC - 62894 W

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After recording return to:  
 DWAYNE H. GREEN  
 2908 WHITEMORE AVENUE  
 CERES, CA 95307

THIS SPACE State of Oregon, County of Klamath  
 Recorded 11/10/03 3:21 p m  
 Vol M03 Pg 83479  
 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:

DWAYNE H. GREEN  
 2908 WHITEMORE AVENUE  
 CERES, CA 95307

Escrow No. MT62894-LW

## WARRANTY DEED

WAYNE L. O'NEAL and SUSAN L. O'NEAL, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to DWAYNE H. GREEN and CATHRYNE A. GREEN, 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 16 in Block 49 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.

KEY#240545

3507-018AC-07100-000

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 \$9,000.00.

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 5<sup>th</sup> day of November 2003

Wayne L. O'Neal  
 WAYNE L. O'NEAL

Susan L. O'Neal  
 SUSAN L. O'NEAL

STATE OF CALIFORNIA

COUNTY OF Placer } ss.

On November 5<sup>th</sup> 2003 before me, Jenny M. Penticoff, personally appeared WAYNE L. O'NEAL and SUSAN L. O'NEAL 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 executed the same in authorized capacity(ies), and that by 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 Jenny M. Penticoff



2/10 am