

After Recording Return to:

MARK A. VANOVER

REIKO C. VANOVER

7116 Verda Vista Place
Klamath Falls, OR 97603

State of Oregon, County of Klamath

Recorded 11/26/03 2:46 p m

Vol M03 Pg 87329

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:

MARK A. VANOVER

REIKO C. VANOVER

Same as above

Aspen 58185

WARRANTY DEED

(INDIVIDUAL)

TIM CLARK, AN ESTATE IN FEE SIMPLE herein called grantor, convey(s) to MARK VANOVER and REIKO VANOVER, HUSBAND AND WIFE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 29, Block 1, SUNSET EAST, 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 \$232,000.00.
(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 November 24, 2003.

Tim Clark
TIM CLARK

STATE OF OREGON, County of Klamath) ss.

On November 25, 2003 personally appeared the above named TIM CLARK and acknowledged the foregoing instrument to be his 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.: 00058165

Before me: *Vickie Blankenburg*

Notary Public for Oregon

My commission expires: 7/01/05

Official Seal

