

After Recording Return to:

SUSAN E. ANDERSEN

521 N 8th St
Klamath Falls, OR 97601

Until a change is requested all tax statements

Shall be sent to the following address:

SUSAN E. ANDERSEN

Same as Above

Aspen 58269

State of Oregon, County of Klamath

Recorded 12/02/03 2:26 p. m

Vol M03 Pg 88359

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

WARRANTY DEED
(INDIVIDUAL)

MICHAEL T. TUCHSEN, herein called grantor, convey(s) to SUSAN E. ANDERSEN, AN ESTATE IN FEE SIMPLE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 42 and Lot 43, Block 78, 8th ADDITION to NIMROD RIVER PARK, 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 **\$13,500.00.**
(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 Dec 2 2003

Michael T. Tuchen
MICHAEL T. TUCHSEN

STATE OF Oregon, County of Klamath ss.

On 12-2-03 personally appeared the above named MICHAEL T. TUCHSEN 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.: 00058269

Before me:

Notary Public for Oregon

My commission expires: 12-3-06

Official Seal

