

NOT-1396-5611



Vol M03 Page 91074

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:  
**GELLERT REAL ESTATE & MARKETING,  
 LLC, AN OREGON LIMITED LIABILITY  
 COMPANY**  
288 MAYWOOD WAY  
Ashland, OR 97520

State of Oregon, County of Klamath  
 Recorded 12/15/03 3:10 P m  
 Vol M03 Pg 91074  
 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:

**GELLERT REAL ESTATE & MARKETING,  
 LLC, AN OREGON LIMITED LIABILITY  
 COMPANY**  
288 MAYWOOD WAY  
Ashland, OR 97520

Escrow No. AP0756337

## WARRANTY DEED

**JARED GELLERT**, Grantor(s) hereby grant, bargain, sell, warrant and convey to **GELLERT REAL ESTATE & MARKETING, LLC, AN OREGON LIMITED LIABILITY COMPANY**, 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:

**LOTS 7 AND 8, BLOCK 23A OF THE RE-SUBDIVISION OF BLOCK 23, INDUSTRIAL ADDITION TO THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

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 \$0.00.

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 10 day of December ~~NOVEMBER~~, 2003

*Jared Gellert*  
**JARED GELLERT**

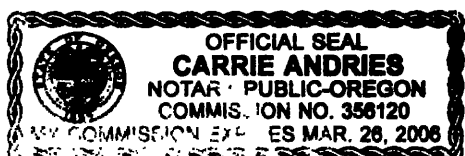
AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein

State of Oregon  
 County of JACKSON

This instrument was acknowledged before me on December 10, 2003 by JARED GELLERT.

*Carrie Andries*  
 (Notary Public for Oregon)

My commission expires 3-26-06



210 AM