



NTT - 63354 KR

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

DENISE SEBASTIAN

3423 ALTAMONT DRIVE

KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath
Recorded 12/16/03 2:56 p m
Vol M03 Pg 91420
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:

DENISE SEBASTIAN

3423 ALTAMONT DRIVE

KLAMATH FALLS, OR 97603

Escrow No. MT63354-KR

STATUTORY WARRANTY DEED

ALBERT LEE ANGLIN and LISA G. ANGLIN, as tenants by the entirety, Grantor(s) hereby convey and warrant to DENISE SEBASTIAN, Grantee(s) the following described real property in the County of KLAMATH and State of Oregon, free of encumbrances except as specifically set forth herein:

Lot 2 in Block 7 of ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No.: 3909-010AC-06000-000

Key No.: 541186

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is \$100,000.00.

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 15th day of DECEMBER, 2003


ALBERT LEE ANGLIN


LISA G. ANGLIN

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on DECEMBER 15, 2003 by ALBERT LEE ANGLIN and LISA G. ANGLIN.




(Notary Public for Oregon)

My commission expires

11/16/2007

21.00 AM