

03 DEC 24 PM 12:32

Vol M03 Page 93128

After Recording Return to:

RICHARD E. SPICHER

ALTA V. SPICHER

5920 CROSS RD

KLAMATH FALLS OR

97603

Until a change is requested all tax statements

Shall be sent to the address shown above.

RICHARD E. SPICHER

ALTA V. SPICHER

SAME AS ABOVE

Aspen 68267

State of Oregon, County of Klamath

Recorded 12/24/03 12:32 p m

Vol M03 Pg 93/28

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

(INDIVIDUAL)

~~CLIFFORD E. FRICKS and CYNTHIA K. FRICKS, husband and wife, herein called Grantors, convey(s) to RICHARD E. SPICHER and ALTA V. SPICHER, husband and wife, herein called Grantees, all that real property situated in the County of KLAMATH, State of Oregon, described as:~~

~~Parcel 2 of Land Partition 64-96 being a portion of Tract 3 of "400 Subdivision" situated in the NE 1/4 SE 1/4 of Section 35, Township 39 South, Range 9 East of the Willamette Meridian, 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 **\$145,000.00.**
(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 12/19/03

Clifford E. Fricks
CLIFFORD E. FRICKS

Cynthia K. Fricks
CYNTHIA K. FRICKS

STATE OF OREGON, County of Klamath) ss.

On this 19th day of December, 2003 personally appeared the above named CLIFFORD E. FRICKS and CYNTHIA K. FRICKS and acknowledged the foregoing instrument to be their voluntary act and deed.

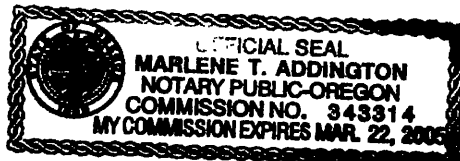
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00058251

Before me: *Marlene T. Addington*
Notary Public for Oregon
My commission expires: March 22, 2005

Official Seal



21A