

EA

NO PART OF ANY STEVENS NEWS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



Katherine A. Plaisted

Plaisted, Katherine Arleen RE
1509 Kane St

Grantor's Name and Address

David Joseph O'Brien (son)
2734 Derby St., Klamath Falls
Oregon 97603

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

Katherine A. Plaisted
1509 Kane St
Klamath Falls, OR 97603

Until requested otherwise, send all tax statements to (Name, Address, Zip):

Katherine A. Plaisted
1509 Kane St.
Klamath Falls, OR 97603SPACE RESERVED
FOR
RECORDER'S USEState of Oregon, County of Klamath
Recorded 02/09/2004 2:04 p m
Vol M04 Pg 7745
Linda Smith, County Clerk
Fee \$ 2100 # of Pgs 1

04 FEB 9 PM 2:04

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Katherine A. Plaisted
Katherine Arleen, Plaisted REhereinafter called grantor, for the consideration hereinafter stated, to grantor paid by David J. O'Brien
and Katherine Arleen Plaistedhereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,
that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,
situated in Klamath County, State of Oregon, described as follows, to-wit:

All that portion of Lot 40, Fair Acres Subdivision Number 1 in SE 1/4 of Section 35, Township 38S. R. 9 E.W.M. described as follows:
Beginning at the Northeast corner of said Lot 40, thence Westerly along the North line of Lot 40, 313 feet to the Northwest corner of Lot 40; thence South along the West line of Lot 40; 208.8 feet thence East line 208.8 feet to the place of beginning, containing 1 1/2 acres more or less.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

and that grantor will warrant and forever defend the 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 paid for this transfer, stated in terms of dollars, is \$ Love. However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols ®, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on January 27, 2004; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Katherine A. Plaisted

STATE OF OREGON, County of Klamath ss.

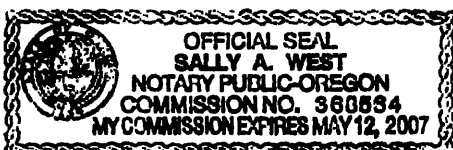
This instrument was acknowledged before me on Feb. 9, 2004
by Katherine A. Plaisted

This instrument was acknowledged before me on

by

as

of



Notary Public for Oregon

My commission expires May 12, 2007