

04 FEB 11 AM 10:33

Vol M04 Page 08205

After Recording Return to:  
JEFFRY M. NEWSOM and KAROLYN K. NEWSOM  
15820 Buck Road  
Klamath Falls, Or. 97603

Until a change is requested all tax statements  
Shall be sent to the following address:

Same as above

ATE 58529

State of Oregon, County of Klamath  
Recorded 02/11/2004 10:33 a m  
Vol M04 Pg 8205-06  
Linda Smith, County Clerk  
Fee \$ 26<sup>00</sup> # of Pgs 2

**WARRANTY DEED**  
(INDIVIDUAL)

✓GEORGE R. SHIMOJO, herein called grantor, convey(s) to JEFFRY M. NEWSOM and KAROLYN K. NEWSOM, husband and wife, herein called Grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

✓Lot 4, Block 6, KLAMATH RIVER SPORTSMAN'S ESTATES, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

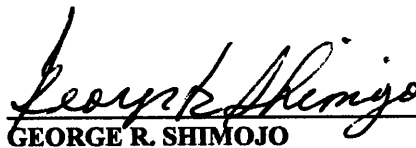
and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

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 \$15,000.00. ✓  
(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 January 26, 2004.

  
GEORGE R. SHIMOJO

STATE OF CALIFORNIA, County of \_\_\_\_\_ ) ss.

On 1/31, 2004 personally appeared the above named GEORGE R. SHIMOJO 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.: 00058529

Before me: \_\_\_\_\_  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

Official Seal

("All-Purpose" Acknowledgment)

STATE OF CALIFORNIA

COUNTY OF LA

On 1/31/04 before me, (here insert name, title of the officer-ex., "Jane Joe, Notary Public"),

MARIA McKEEVER, personally appeared George R Shimizu

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

Signature of Notary



(Seal)

This certificate must be attached to:

Title or type of documents:

Number of Pages: 1

Date of Document: 1/31/04 01/26/04

Signer(s) other than named above:

Signer is representing:

(Name of person(s) or entity(ies))

Capacity claimed by signer:

☐ Partnership

☒ Individual

☐ Corporate Officer(s)

☐ Attorney-in-Fact

Title(s)

☐ Trustee(s)

☐ Guardian/Conservator  
or

☐ Other

Description of Other: