

04 MAY 14 PM 2:25

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After Recording Return to:

SUSAN E. ANDERSEN

529 N. 8th St  
Klamath Falls, OR 97601

Until a change is requested all tax statements

Shall be sent to the following address:

SUSAN E. ANDERSEN

Same As Above

State of Oregon, County of Klamath

Recorded 05/14/2004 2:25 p.m.

Vol M04 Pg 30078

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

Aspen 58747 Af  
**WARRANTY DEED**  
(INDIVIDUAL)

GERRIT ARIE DEGROOT, herein called grantor, convey(s) to SUSAN E. ANDERSEN, AN ESTATE IN FEE SIMPLE all that real property situated in the County of KLAMATH, State of Oregon, described as:

**Lots 27 and 28, Block 11, INDUSTRIAL ADDITION TO THE CITY OF KLAMATH FALLS, 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 \$59,000.00.  
(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 May 13, 04

[Signature]  
GERRIT ARIE DEGROOT

STATE OF OREGON, County of Klamath) ss.

On May 13, 04 personally appeared the above named GERRIT ARIE DEGROOT and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00058747

Before me: [Signature]  
Notary Public for Oregon  
My commission expires: 12-3-06

Official Seal



A  
21.00