

04 MAY 24 PM 3:08

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After Recording Return to:
DAVID SOLOMON HUGHES

730 Doty St
Klamath Falls, Or, 97601

Until a change is requested all tax statements

Shall be sent to the following address:

DAVID SOLOMON HUGHES

Same as above

State of Oregon, County of Klamath

Recorded 05/24/2004 3:08 p m

Vol M04 Pg 32818-19

Linda Smith, County Clerk

Fee \$ 26.00 # of Pgs 2

Aspen 59092MS
WARRANTY DEED

(INDIVIDUAL)

FRANCIS B. MARSHALL, herein called grantor, convey(s) to DAVID SOLOMON HUGHES, herein called Grantee all that real property situated in the County of KLAMATH, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

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 \$60,000.00.
(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 24, 2004.

Francis B. Marshall
FRANCIS B. MARSHALL BY *His Atty in fact*
DENNIS WALLIS

STATE OF OREGON, County of Klamath) ss.

On May 24, 2004 personally appeared the above named DENNIS WALLIS AS ATTORNEY IN FACT FOR FRANCIS B. MARSHALL and acknowledged the foregoing instrument to be HIS voluntary act and deed.

This document is filed at the request of:

 **Aspen**
TITLE & ESCROW, INC.

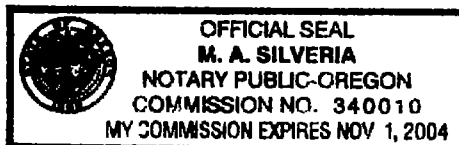
525 Main Street
Klamath Falls, OR 97601
Order No.: 00059092

Before me: *M. A. Silveria*

Notary Public for Oregon

My commission expires: 11/01/04

Official Seal



26.00

Exhibit A

The Easterly 6 feet of Lot 3 and the Westerly 34 feet of Lot 2, both in Block 7, FIRST 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, more particularly described as follows:

Beginning at a point on the Southerly line of Doty Street 46 feet East of the Northwest corner of Lot 3, Block 7 of FIRST ADDITION TO THE CITY OF KLAMATH FALLS, running thence East 40 feet along the line of said Doty Street; thence South and parallel to the Easterly line of Lot 2 in Block 7 aforesaid 110 feet to the South line of Block 2, aforesaid; thence West along the South line of Blocks 2 and 3, aforesaid, a distance of 40 feet; thence North and parallel to the East line of said Lot 3 a distance of 110 feet to the place of beginning