

04 JUN 11 PM 3:22

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After Recording Return to:
TIMOTHY J. SUNNAFRANK

P.O. Box 188
1314, OR. 97622

Until a change is requested all tax statements
Shall be sent to the following address:
TIMOTHY J. SUNNAFRANK
Same as Above

State of Oregon, County of Klamath
Recorded 06/11/2004 3:22 p m
Vol M04 Pg 37651
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

Aspen 593BMS
WARRANTY DEED
(INDIVIDUAL)

VELMA BARILETTI, herein called grantor, convey(s) to TIMOTHY J. SUNNAFRANK, AN ESTATE IN FEE SIMPLE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Beginning at a point being the Southeast corner of the N 1/2 NE 1/4 of Section 21, Township 36 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon; thence West 290.4 feet to a point; thence North parallel with the Easterly boundary of said NE 1/4 a distance of 300 feet; thence East a distance of 290.4 feet to a point; thence South along the section line between Sections 21 and 22 to the point of beginning.

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 \$3,500.00.
(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 June 9-04

Velma Bariletti
VELMA BARILETTI



Wasco
STATE OF OREGON, County of ~~Klamath~~ ss.

On June 9 2004 personally appeared the above named VELMA BARILETTI and acknowledged the foregoing instrument to be their/his/her 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.: 00059313

Before me: *Connie Chamness*
Notary Public for Oregon
My commission expires: 6-18-2007

Official Seal

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