

04 JUL 7 PM 2:24

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After Recording Return to:  
**TIMOTHY BURSS and MOLLY BURSS**  
64654 COOK AVE  
Bend or 97701  
Until a change is requested all tax statements  
Shall be sent to the following address:  
**TIMOTHY BURSS and MOLLY BURSS**  
Same as above

State of Oregon, County of Klamath  
Recorded 07/07/2004 2:24 p m  
Vol M04 Pg 44491  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

*Aspen 59443 MS*  
**WARRANTY DEED**  
(INDIVIDUAL)

**DONALD J. SUING and MARGARET SUING**, herein called grantor, convey(s) to **TIMOTHY BURSS and MOLLY BURSS**, husband and wife all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

**Lot 4, Block 12, STEWART ADDITION IN 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 **\$30,000.00**.  
(here comply with the requirements of ORS 93.930)

*MS*  
**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.**

*MS*  
Dated June 30, 2004.

*Aspen*

*Donald J Suing*  
DONALD J. SUING

*Margaret Suing*  
MARGARET SUING

STATE OF OREGON, County of **Klamath**) ss.

On June 30, 2004 personally appeared the above named **DONALD J. SUING and MARGARET SUING** and acknowledged the foregoing instrument to be their voluntary act and deed.

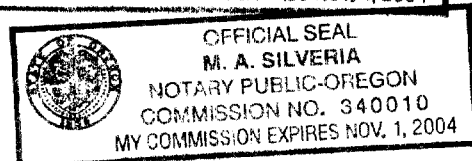
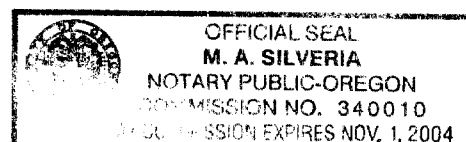
This document is filed at the request of:

 **Aspen**  
TITLE & ESCROW, INC.

525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00059443

Before me: *M. A. Silveria*  
Notary Public for Oregon  
My commission expires: 11/01/04

Official Seal



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