

After Recording Return to:

MARK C. GARDNER and KATHERINE S. GARDNER

1805 Chinchilla Way  
Klamath Falls, OR 97603

Until a change is requested all tax statements

Shall be sent to the following address:

MARK C. GARDNER and KATHERINE S. GARDNER

Same As Above

State of Oregon, County of Klamath

Recorded 07/09/2004 3:45 P mVol M04 Pg 45104

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

**ASPEN: 59413AF**  
**WARRANTY DEED**  
 (INDIVIDUAL)

DONALD H. PRATHER and JUDY LEA PRATHER, herein called grantor, convey(s) to MARK C. GARDNER and KATHERINE S. GARDNER, HUSBAND AND WIFE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 2, Block 6, SECOND ADDITION TO WINEMA GARDENS, 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 \$137,500.00.  
 (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 7-9-04

*Donald H. Prather*  
 DONALD H. PRATHER

*Judy L. Prather*  
 JUDY LEA PRATHER

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

On July 9, 04 personally appeared the above named DONALD H. PRATHER and JUDY LEA PRATHER and acknowledged the foregoing instrument to be Their/his/her voluntary act and deed.

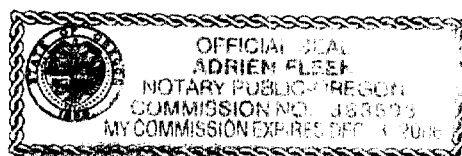
This document is filed at the request of:



525 Main Street  
 Klamath Falls, OR 97601  
 Order No.: 00059413

Before me: *Adrien Fleck*  
 Notary Public for Oregon  
 My commission expires: 12-3-06

Official Seal



21-A