

04 AUG 20 PM 2:12

After Recording Return to:
JOHN D. MONROE and LESLIE MONROE
4460 Bisbee St.
Klamath Falls, OR 97603

State of Oregon, County of Klamath
Recorded 08/20/04 2:12 P m
Vol M04 Pg 55143
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

Until a change is requested all tax statements shall
be sent to the persons & address shown above.

Aspen-59668 \$MA
WARRANTY DEED
(INDIVIDUAL)

RICHARD W. CAPPS and JUDY M. CAPPS, husband and wife, herein called Grantors, convey(s) to JOHN D. MONROE and LESLIE MONROE, husband and wife, herein called Grantees, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 10, Block 54, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 2, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

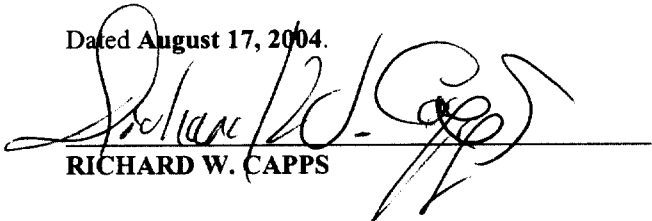
and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

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 \$12,000.00.
(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 August 17, 2004.


RICHARD W. CAPPS


JUDY M. CAPPS

STATE OF CALIFORNIA, County of KERN) ss.

On August 19, 2004, personally appeared the above named RICHARD W. CAPPS and JUDY M. CAPPS and acknowledged the foregoing instrument to be their voluntary act and deed.

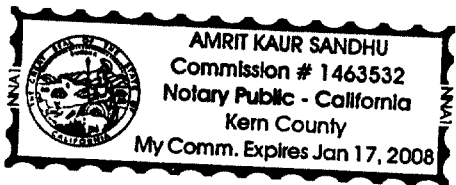
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00059668

Before me: AMRIT KAUR SANDHU
Notary Public for California
My commission expires: JAN 17, 2008

Official Seal





21*