

04 AUG 23 PM 2:45

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After Recording Return to:

MICHAEL DALE CLARK and SALLY CLARK

4010 Wallace Court  
Winnemucca, NV 89445

State of Oregon, County of Klamath

Recorded 08/23/04 2:45 P m

Vol M04 Pg 55611

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

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

*Aspen 59777MA*  
**WARRANTY DEED**  
(INDIVIDUAL)

DALE L. CLARK and JETTA L. CLARK, husband and wife, herein called Grantors, convey(s) to MICHAEL DALE CLARK and SALLY CLARK, husband and wife, herein call Grantees, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lots 5 & 6, Block 11, KLAMATH LAKE 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.

ALSO RESERVING UNTO GRANTORS A LIFE ESTATE IN AND TO THE PROPERTY LEGALLY DESCRIBED HEREINABOVE.

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 a Trust Deed, including the terms and provisions thereof dated January 7, 2003, recorded January 14, 2003, in Book M-03, Page 2413, Mortgage records of Klamath County, Oregon, which Trust Deed the Grantees herein **do not agree to assume and pay**, and Grantors hereby hold Grantees harmless therefrom. And Grantors further states that said Trust Deed shall be paid in full at the time of, or prior to, payment in full of the All-inclusive Note from Grantees herein in favor of Grantors herein secured by the All-inclusive Trust Deed being recorded immediately subsequent to the recording of this Deed.

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. *11 22*

Dated: August 17, 2004

*Dale L. Clark*  
\_\_\_\_\_  
DALE L. CLARK

*Jetta L. Clark*  
\_\_\_\_\_  
JETTA L. CLARK

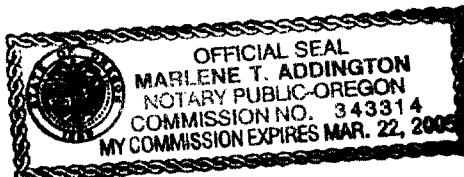
STATE OF OREGON, County of Klamath) ss.

On August 23, 2004 personally appeared the above named Dale L. Clark and Jetta L. Clark, who acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

*Marlene T. Addington*  
\_\_\_\_\_  
Notary Public for Oregon  
My commission expires: **March 22, 2005**

This Document is recorded at the request of:  
Aspen Title & Escrow, Inc.  
525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00059777



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