

04 AUG 25 AM 10:44

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After Recording Return to:

YOUSEF SADDI and NUHA SADDI

4122 CALLAN BLVD.
DALY CITY CA. 94015

State of Oregon, County of Klamath

Recorded 08/25/04 10:44 a m

Vol M04 Pg 56425

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

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

Aspen: 59811MA
WARRANTY DEED
(INDIVIDUAL)

ANDERSON BUILDERS INC., an Oregon corporation, herein called Grantor, convey(s) to YOUSEF SADDI and NUHA SADDI, husband and wife, herein called Grantees, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 13, Block 2, Tract No. 1145, NOB HILL, a resubdivision of portions of Nob Hill, Irvington Heights, Mountain View Addition and El Dorado Heights, 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 \$14,000.00.
(here comply with the requirements of ORS 93.930)

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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 16, 2004.

ANDERSON BUILDERS, INC., an Oregon corporation

Edward S. Rodgers

By: Edward S. Rodgers, President

STATE OF OREGON, County of Klamath) ss.

On August 19, 2004, personally appeared the above named EDWARD S. RODGERS, as President of ANDERSON BUILDERS INC., an Oregon corporation.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00059811

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

Official Seal

