

04 SEP 17 AM 10:41

After Recording Return to:
CARL A. PFEIFFER and MAUREEN PFEIFFER
1905 Oregon Avenue
Klamath Falls, Or. 97601.
Until a change is requested all tax statements
Shall be sent to the following address:
CARL A. PFEIFFER and MAUREEN PFEIFFER
Same as above

State of Oregon, County of Klamath
Recorded 09/17/04 10:41 a m
Vol M04 Pg 62269
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

Aspen. 60020MS
WARRANTY DEED
(INDIVIDUAL)

JAMES C. MARSDEN and ROBIN L. MARSDEN, herein called grantor, convey(s) to **CARL A. PFEIFFER and MAUREEN PFEIFFER**, as tenants by the entirety, herein called Grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

Lot 9, Block 74, BUENA VISTA 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.

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 **\$67,000.00**.
(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 September 17, 2004.

James C Marsden
JAMES C. MARSDEN
Robin L Marsden
ROBIN L. MARSDEN

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

On September 17th, 2004 personally appeared the above named **JAMES C. MARSDEN and ROBIN L. MARSDEN** 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.: 00060020

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

Official Seal

