

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 11/22/04 2:51 p m
 Vol M04 Pg 80306
 Linda Smith, County Clerk
 Fee \$ 21.00 # of Pgs 1

Aspen: L00279MS
WARRANTY DEED
 (INDIVIDUAL)

FRANCES B. VALLEJOS, herein called grantor, convey(s) to **CARL A. PFEIFFER and MAUREEN PFEIFFER**, husband and wife as tenants by the entirety, herein called Grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

Lot 1, Block 12, HILLSIDE 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, Trust Deed, including the terms and provisions thereof, recorded August 25, 1999, in Book M-99, page 34440, Klamath County Mortgage Records, in favor of Theodore H. Gehrman and Muriel F. Gehrman Trust, which Trust Deed the Grantees herein agree to assume and pay according to the terms set forth therein.

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 **\$75,000.00**.
 (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 **November 19, 2004**.

Frances B. Vallejos
FRANCES B. VALLEJOS

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

On 22 of November, 2004 personally appeared the above named **FRANCES B. VALLEJOS** and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
 Order No.: 00060279

Before me: *Beverly Swafford*
 Notary Public for Oregon
 My commission expires: may 19, 2008
 Official Seal

