

04 NOV 24 PM 2:43

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After Recording Return to:

GARY PETER GIBBONS and JOYCE A. GIBBONS

3420 Sp. 22 Kings Valley Rd.
Crescent City, CA 95531

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

Aspen 60154 MA

State of Oregon, County of Klamath

Recorded 11/24/04 2:43 P m

Vol M04 Pg 81200

Linda Smith, County Clerk

Fee \$ 21 # of Pgs 1

20 MS

WARRANTY DEED
(INDIVIDUAL)

RONALD C. MILLER and KIMBERLY A. MILLER, WHO ACQUIRED TITLE AS KIMBERLY A. HIPPI, herein called Grantors, convey(s) to GARY PETER GIBBONS and JOYCE A. GIBBONS, husband and wife, herein called Grantees, all that real property situated in the County of KLAMATH, State of Oregon, described as:

That portion of the SE 1/4 SW 1/4 NW 1/4 of Section 21, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, lying Southwesterly of the Keno-Worden Road.

EXCEPTING THEREFROM the Northerly 60 feet and the Southerly 300 feet thereof.

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 \$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 12, 2004.

Ronald C. Miller
RONALD C. MILLER

Kimberly A. Miller
KIMBERLY A. MILLER

STATE OF OREGON, County of LANE ss.

On November 17, 2004, personally appeared the above named RONALD C. MILLER and KIMBERLY A. MILLER and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:

Aspen
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00060154

Before me: MARY J PRICE
Notary Public for OREGON
My commission expires: JULY 22, 2008

Official Seal

