

'05 MAR 18 PM2:00

After Recording Return to:

WILLIAM A. FAGAN and LONNA M. FAGAN

429 Duff St
Klamath Falls, OR 97601

Until a change is requested all tax statements

Shall be sent to the following address:

WILLIAM A. FAGAN and LONNA M. FAGAN

Same as Above

State of Oregon, County of Klamath

Recorded 03/18/2005 2:00 p mVol M05 Pg 17825

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1Aspen 60907 AF
WARRANTY DEED
(INDIVIDUAL)

WILLIAM H. LITCHFIELD, TRUSTEE OF THE ISABEL LITCHFIELD LIVING TRUST U.D.D. JULY 24, 1989, herein called grantor, convey(s) to WILLIAM A. FAGAN and LONNA M. FAGAN, HUSBAND AND WIFE, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 20, Block 4, Tract No. 1065, IRISH BEND, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 118 MAP 3507-020BD TL 00600 KEY #247138

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 \$244,000.00.
(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 3-18-05

ISABEL LITCHFIELD LIVING TRUST U.D.D. JULY 24, 1989

William H. Litchfield
WILLIAM H. LITCHFIELD, TRUSTEE/INDIVIDUAL

STATE OF OREGON, County of Klamath) ss.

On 3-18-05 personally appeared the above named ISABEL LITCHFIELD and acknowledged the foregoing instrument to be their/his/her voluntary act and deed.

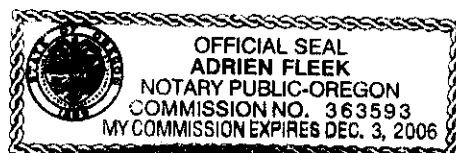
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00060907

Before me: Adrien Fleek
Notary Public for Oregon
My commission expires: 12-3-06

Official Seal



2100 A