

Recording Requested By:
Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601

State Of Oregon, County Of Klamath

M05-61609

08/10/2005 11:36:33 AM

Of Pages 2

Fee: \$26.00

When Recorded Return To:

Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601

Until requested otherwise, send all tax statements:

(SPACE ABOVE THIS LINE FOR RECORDER'S USE)

Aspen 61934

COVER SHEET

DOCUMENT: **WARRANTY DEED**
GRANTOR: **AMOS A. ASTON**
TRUSTEE:
GRANTEE: **RONALD MORT**
CONSIDERATION: **\$25,000.00**
DATE: **July 19, 2005**
LEGAL DESCRIPTION: **See Attached**

26 A

WARRANTY DEED -- STATUTORY FORM

AMOS A. ASTON, Grantor,

conveys and warrants to

RONALD MORT, an individual, Grantee,

the following described real property, free of encumbrances except as specifically set forth herein, to wit:

A PORTION OF THE NW 1/4 SW 1/4/ NW, SECTION 16, TOWNSHIP 28 SOUTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, LYING WEST OF THE OLD OREGON TRUNK RAILROAD RIGHT OF WAY.

Tax Account No(s): R87168

Map/Tax Lot No(s): R-2808-01600-02000-000 CODE 008

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is \$25,000.00 .

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 this 19 day of July, 2005.

Amos A. Aston
AMOS A. ASTON

STATE OF OREGON, COUNTY OF Deschutes SS.

This instrument was acknowledged before me on July 19, 2005 by AMOS A. ASTON.

Vanessa R. Carpenter
(Notary Public for Oregon)
My commission expires July 5, 2009

After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739

Until a change is requested all tax statements shall be sent to the following address:

RONALD MORT
235 WRIGHT BROS AVE
LIVERMORE, CA 94551

TITLE NO. 61934
ESCROW NO. 14-0061705

