

M05-66788

Klamath County, Oregon

10/18/2005 10:31:47 AM

Pages 1 Fee: \$21.00

After Recording Return to:

BRIAN P. ONEILL and MARGARETE ONEILL

3405 Chelsea St.

Klamath Falls, Or. 97601

Until a change is requested all tax statements

Shall be sent to the following address:

BRIAN P. ONEILL and MARGARETE ONEILL

Same as above

WARRANTY DEED

(INDIVIDUAL)

ATE-62395 MS

CLYDE R. HARTLEY and CAROL S. HARTLEY, herein called grantor, convey(s) to **BRIAN P. ONEILL and MARGARETE ONEILL**, husband and wife, herein called grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:


Lot 6, Block 22, CHELSEA 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.

CODE 001 MAP 3809-019AD TL 05701 KEY#867583

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 **October 13, 2005**.

Clyde R. Hartley
CLYDE R. HARTLEY

Carol S. Hartley
CAROL S. HARTLEY

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

On October 14, 2005 personally appeared the above named **CLYDE R. HARTLEY and CAROL S. HARTLEY** and acknowledged the foregoing instrument to be their voluntary act and deed.

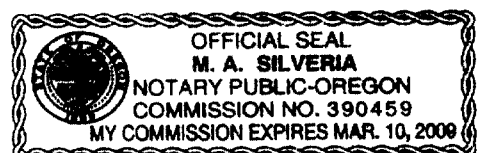
This document is filed at the request of:

 **Aspen**
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00062395

Before me: *M. A. Silveria*
Notary Public for Oregon
My commission expires: *3/10/09*

Official Seal



21-A