

37401

WARRANTY DEED

Vol. 1884 Page 9405

HERBERT COX, JR., and RITA D. COX, an estate in fee simple as tenants by the entirety, Grantor, convey and warrant to NEAL G. BUCHANAN and YOLANDA L. BUCHANAN, Husband and Wife, Grantee, the following described real property free of encumbrances except as specifically set forth herein, to-wit:

"Lot 236 of the Resubdivision of Southerly Portion of Trusts B and C, Frontier Tracts, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon."

SUBJECT TO contracts and/or liens for irrigation and/or drainage, reservations, easements, restrictions and rights of way of record and those apparent on the land.

This instrument does not guarantee that any particular use may be made of the property described in this instrument. A buyer should check with the appropriate city or county planning department to verify approved uses.

The true consideration for this conveyance is \$ 17,000⁰⁰.

DATED THIS 15 day of May, 1984.

Herbert Cox, Jr.
HERBERT COX, JR., Grantor

Rita D. Cox
RITA D. COX, Grantor

STATE OF OREGON)
County of Linn)

Personally appeared the above-named HERBERT COX, JR. and RITA D. COX, and acknowledged the foregoing instrument to be their voluntary act and deed.

DATED BEFORE ME this 15 day of May, 1984.

[Signature]
NOTARY PUBLIC FOR OREGON
My Commission Expires: 16 Feb 1985

Grantor's Name and Address

Herbert Cox, Jr. & Rita D. Cox
809 SE 34th AVE
ASTORIA, OR 97121

Grantee's Name and Address

Neal G. and Yolanda L. Buchanan
210 North Fourth Street
Klamath Falls OR 97601

After recording, return to:

KFFSL
540 MAIN
KFO

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

Neal G. and Yolanda L. Buchanan
210 North Fourth Street
Klamath Falls OR 97601

KFFSL
540 MAIN
KFO.

STATE OF OREGON,)
County of Klamath)
Filed for record at request of

on this 5th day of June A.D. 19 84
at 11:20 o'clock A M., and duly
recorded in Vol. 1884 of Deeds
Page 9405

EVELYN BIEHN, County Clerk

By [Signature] Deputy

fee 4.00

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1984 JUN 5 AM 11 20