



83659

07-01-94 10:44 RCVD

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WARRANTY DEED

ATE #03041904

AFTER RECORDING RETURN TO:
MR. AND MRS. PETER MCCAFFREY5029 Summerstone
Klamath Falls, OR 97603UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVESHIRLEY SUE RICHARDSON, hereinafter called GRANTOR(S), convey(s)
to PETER A. MCCAFFREY and MARY E. MCCAFFREY, husband and wife,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:

Lot 38, ELMWOOD PARK, in the County of Klamath, State of Oregon.

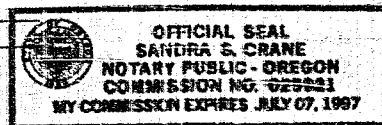
Code 41 Map 3909-14BC, Tax Lot 1300

"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 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 30.390."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,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
\$76,000.00.In construing this deed and where the context so requires, the
singular includes the plural.IN WITNESS WHEREOF, the grantor has executed this instrument
this 29th day of June, 1994.Shirley Sue Richardson
SHIRLEY SUE RICHARDSONSTATE OF Oregon, County of Klamath ss.On June 29, 1994, personally appeared SHIRLEY SUE RICHARDSON and
acknowledged this to be her voluntary act and deed.

Before me:

Notary Public for:

My Commission Expires:



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 1st day
of July A.D., 1994 at 10:44 o'clock A.M., and duly recorded in Vol. M94
of Deeds on Page 20499

FEE \$30.00

Evelyn Biehn

County Clerk

By

Claudia Mullenbore