TITLE &"ESCROW, INC

WARRANTY DEED

#03042062 AFTER RECORDING RETURN TO:

LARRY HOFF

UNTIL A CHANGE IS REQUESTED ALL TAX STATEMENTS TO THE FOLLOWING ADDRESS: SAME AS ABOVE

JIMMIE D. MCCURTER, hereinafter called GRANTOR(S), convey(s) to LARRY HOFF, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

The Southerly 60 feet of Lot 8, Block 201, MILLS SECOND ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Code 1 Map 3809-33DB TL 14700

"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 30.390."

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 Trust Deed recorded in Book M-88 at page 5621, which Grantee herein hereby assumes and agrees to pay, 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 \$26,500.00.

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 <u>lo</u> day of August, 1994.

JIMMIE D. MCCURTER

STATE OF HOUSA

County of St. Weie)

The foregoing instrument was acknowledged before me this 10 day of August, 1994, by JIMMIE D. MCGURTER.

JEANNE GABRIE Before me:

Notary Public for FULL DA My Commission Expires: 02

Rotory Public S Statos Expires Feb. 25, 1973

No.

AND PERSON NAMED OF STREET

STATE OF OREGON: COUNTY OF KLAMATH: SS _{SS}							
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