

93905

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After recording return to grantee herein.
Until a change is requested send all tax
statements to grantee herein.

KEY TITLE NO. 34168
ESCROW NO. 27-22356
TAX ACCT. NO. 476059 & 875167
MAP #

GRANTEE'S NAME AND ADDRESS:

PHIL C. TOLENTINO
BOX 175
CHEMULT, OR 97731

After Recording Return to:
Key Title Company
162 NW Greenwood Ave.
P.O. Box 6178
Bend, Oregon 97708

mtc 34168
WARRANTY DEED -- STATUTORY FORM
(INDIVIDUAL or CORPORATION)

CECIL O. TUCKER and NORMA R. TUCKER Grantor,

conveys and warrants to:

PHIL C. TOLENTINO, Grantee,

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

LOT 11 IN BLOCK 1 OF TRACT NO. 1255, RAMEY ACRES, ACCORDING TO THE
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF
KLAMATH COUNTY, OREGON

SUBJECT TO:

1. RESERVATIONS AND RESTRICTIONS AS SHOWN ON THE PLAT OF TRACT 1255, RAMEY ACRES.
2. RIGHT OF WAY EASEMENT DATED MAY 10, 1989 AND RECORDED JUNE 29, 1989 IN VOLUME M89, PAGE 11705, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON.
3. THE EFFECT OF AFFIDAVIT DATED MAY 15, 1990 AND RECORDED MAY 18, 1990 IN VOLUME M90, PAGE 9517, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON.
4. ANY IMPROVEMENT LOCATED UPON THE INSURED PROPERTY WHICH IS DESCRIBED OR DEFINED AS A MOBILE HOME UNDER THE PROVISIONS OF CHAPTERS 803 AND 820, OREGON REVISED STATUTES, AND IS SUBJECT TO REGISTRATION AS PROVIDED THEREIN.

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.

The true consideration for this conveyance is \$29,070.50. However, if the actual consideration consists of or includes other property or other value given or promised, such other property or value was part of the/the whole of the (indicate which) consideration.

If grantor is a corporation, this has been signed by authority of the Board of Directors.

✓ Dated this 9TH day of JANUARY, 1995.

GRANTOR(S):

X Cecil O. Tucker
CECIL O. TUCKER

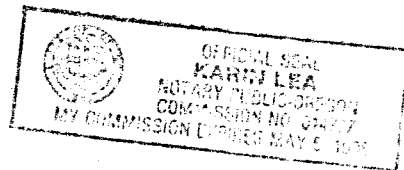
Norma R. Tucker
NORMA R. TUCKER

STATE OF OREGON, County of DESCHUTES) ss.

This instrument was acknowledged before me on 1-9, 1995,
by CECIL O. TUCKER and NORMA R. TUCKER

Karin Lea
Notary Public for Oregon

My commission expires: 05-05-96



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co
of Jan A.D. 19 95 at 3:38 o'clock P.M. and duly recorded in Vol. M95
of Deeds on Page 1578
Bernetha G. Letsch
By Paula M. Munsie County Clerk

FEE \$35.00