

2218

## Crater Title Insurance Co.

06-29-95A11:26 RCVD

K-48155

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## WARRANTY DEED

ELOISE M. HIGHLEY and ELDRED C. MILLER, Grantor, conveys and warrants to, CLYDE A. SEVERSON, A MARRIED MAN; Grantee, the following described real property, together with appurtenances, free of encumbrances except as specifically set forth herein, situated in KLAMATH County, OR:

LOT 177, RESUBDIVISION OF SOUTHERLY PORTION OF TRACTS B & C, FRONTIER TRACTS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

**SUBJECT TO:** Conditions and restrictions of record, Rights of the public within the limits of public roadways, and/or rights of private parties within existing roadways or driveways,

1995-96 REAL PROPERTY TAXES ARE A LIEN, NOT YET PAYABLE.

The true consideration paid for this conveyance is SIX THOUSAND AND 00/100 (\$6,000.00). ( ) However, the whole consideration includes other value given or promised (check if other consideration statement applies).

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 this 28th day of June, 1995.

Eloise M. Highley  
ELOISE M. HIGHLEY

Eldred C. Miller  
ELDRED C. MILLER

STATE OF OREGON )

County of Jackson ) ss.

This instrument was acknowledged before me on the 28th day of June, 1995 by ELOISE M. HIGHLEY and ELDRED C. MILLER



Ailene Crisler  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_

Until a change is requested,  
send all tax statements to:

Grantee  
1331 N. Modoc Ave  
Medford, Or 97504  
Return document to:

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 29th day of June A.D., 19 95 at 11:25 o'clock A M., and duly recorded in Vol. M95 of Deeds on Page 17001.

FEE \$30.00

Bernetha G. Letsch County Clerk  
By Annette Mueller