

2797

## WARRANTY DEED

MTC35333DS

JAMES L. HANDEL and HELEN L. HANDEL, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell and convey to  
CARL B. THORNTON,

Grantee(s) and grantee's heirs, successors and assigns the following described  
real property, free of encumbrances except as specifically set forth herein in  
the County of KLAMATH and State of Oregon, to wit:

The SE1/4 of the SE1/4 of the NE1/4 of Section 2, Township 35 South,  
Range 12 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if  
any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every  
part and parcel thereof against the lawful claims and demands of all persons  
whomsoever, except those claiming under the above described encumbrances.

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 and actual consideration for this conveyance is \$ 6,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 4212 HOMEDALE RD., KLAMATH FALLS, OR 97603

Dated this 3<sup>rd</sup> day of July, 1995.

James L. Handel  
JAMES L. HANDEL  
Helen L. Handel  
HELEN L. HANDEL

## NOTARY ACKNOWLEDGEMENT

STATE OF California ss. July 3 1995  
COUNTY OF Contra Costa

Personally appeared the above named James L. Handel and Helen L. Handel  
and acknowledged the foregoing instrument to be a voluntary act.



(seal)

Before me:

Barbara Jean Mc Keon  
Notary Public for State of California  
My commission expires 4/10/99

Return to:

CARL B. THORNTON  
4212 HOMEDALE RD.  
KLAMATH FALLS, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 14th day  
of July A.D., 19 95 at 3:51 o'clock P M., and duly recorded in Vol. M95  
of Deeds on Page 18322

FEE \$30.00

Bernetha G. Lersch, County Clerk  
By Syntha [Signature]

07-14-95P03:51 KCVU