

MTC 35862DS

WARRANTY DEED

VELMA MAE CAREY,
Grantor(s) hereby grant, bargain, sell and convey to
MICHAEL A. MC DONNELL and JULIE A. MC DONNELL, as tenants by the entirety,
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:

Lot 21 in Block 4 of STEWART ADDITION to the City of Klamath Falls,
according to the official plat thereof on file in the office of the
County Clerk of 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 \$ 16,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: , 4047 Douglas Ave. Klamath Falls, OR 97601

Dated this 2 day of August, 1995

Velma Mae Carey
VELMA MAE CAREY

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon ss. August 2 19 95

COUNTY OF Klamath

Personally appeared the above named Velma Mae Carey

and acknowledged the foregoing instrument to be her voluntary act.

Before me:



Dawn Schooler
Notary Public for Oregon

My commission expires 12/20/98

(seal)

Return to:

MICHAEL A. MC DONNELL

4047 Douglas Ave
Klamath Falls OR 97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 10th day
of August A.D., 19 95 at 11:18 o'clock A M., and duly recorded in Vol. M95
of Deeds on Page 21252.

Bernetha G. Letsch, County Clerk

FEE \$30.00

By Annette Mueller