

MTC 36153ms

## WARRANTY DEED

Vol. M95 Page 22727

22727

JESSE JACKMAN WITHERS,

Grantor(s) hereby grant, bargain, sell and convey to  
**RALPH LEE CRUM and GWENDOLYN COLLEEN CRUM, husband and wife,**  
 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 27 IN BLOCK 33 OF KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT  
 NO. 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF  
 THE COUNTY CLERK OF KLAMATH COUNTY

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 \$ 7,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
 following address: 1056 CARPINTERA DRIVE, GALT, CA 95632

Dated this 23rd day of Aug, 1995

Jesse Jackman Withers  
 JESSE JACKMAN WITHERS

## NOTARY ACKNOWLEDGEMENT

STATE OF OregonCOUNTY OF Klamathss. Aug 23 19 95Personally appeared the above named Jesse Jackman Withersand acknowledged the foregoing instrument to be his voluntary act.

Before me:

Marjorie A. Stuart  
 Notary Public for Oregon

My commission expires 12/20/98

(seal)

Return to:

RALPH LEE CRUM  
 1056 CARPINTERA DRIVE  
 GALT, CA 95632

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 23rd day  
 of Aug A.D., 19 95 at 2:23 o'clock P M., and duly recorded in Vol. M95  
 of Deeds on Page 22727.

FEE \$30.00

Bernetha G. Detsch, County Clerk

By [Signature]