

MTC 36131NF

MARGARET R. WENNEIS, FORMERLY KNOWN AS MARGARET W. BRENNAN Grantor(s) hereby grant, bargain, sell and convey to JAMES L. MEEDS and LEANN M. MEEDS, 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 5 in Block 9 of THIRD ADDITION TO WINEMA GARDENS, 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 \$ 90,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 6436 CLIMAX AVE., KLAMATH FALLS, OR 97603

Dated this 1st day of September, 1995.

Margaret R. Wenneis  
MARGARET R. WENNEIS

## NOTARY ACKNOWLEDGEMENT

STATE OF Oregon SS. Sept. 1 19 95  
COUNTY OF Klamath

Personally appeared the above named Margaret R. Wenneis  
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:

JAMES L. MEEDS  
6436 CLIMAX AVE.  
KLAMATH FALLS, OR 97603

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 1st day  
of Sept A.D., 19 95 at 3:46 o'clock P M., and duly recorded in Vol. M95  
of Deeds on Page 23798.

FEE \$30.00

Bernetha G. Detsch, County Clerk  
By Bernetha G. Detsch