

8757

11-07-95A10:56 RCVD

Vol. M95 Page 30418

WARRANTY DEED

MTC 36565 PS

GLETA WAMPLER,

Grantor(s) hereby grant, bargain, sell and convey

ANDREW C. ELLIS,

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 4 in Block 2 of TRACT 1029, SPRAGUE RIVER PINES, 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 \$ 20,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 3406 SANDY FORKS, KINGWOOD, TX 77339

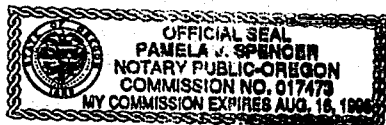
Dated this 3rd day of November, 1995.

Gleta Wampler
GLETA WAMPLER

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon SS. 11/3 19 95
COUNTY OF Klamath
Personally appeared the above named Gleta Wampler

and acknowledged the foregoing instrument to be her voluntary act.



(seal)

Before me:

Pamela J. Spencer

Notary Public for OREGONMy commission expires 8/16/96

Return to:

ANDREW C. ELLIS
3406 SANDY FORKS
KINGWOOD, TX 77339

STATE OF OREGON.

County of Klamath ss.

Filed for record at request of:

Mountain Title Company
on this 7th day of November A.D., 19 95
at 10:56 o'clock A M. and duly recorded
in Vol. M95 of Deeds Page 30418
Bernetha G. Letsch County Clerk

By Annette Mueller

Deputy.

Fee, \$30.00