

10996

Vol. 195 Page 35005

After recording return to grantee herein.
Until a change is requested send all tax
statements to grantee herein.

KEY TITLE NO: 44102
ESCROW NO: 03-30824
TAX ACCT. NO: 313645
MAP NO: 3606-10BC TL#1400

GRANTEE'S NAME AND ADDRESS:

JOE ELLISON

3901 Springbrook
Medford OR 97504

ATC # 04044102
WARRANTY DEED -- STATUTORY FORM
(INDIVIDUAL or CORPORATION)

KAREN D. TAYLOR Grantor,

conveys and warrants to:

JOE ELLISON and SANDRA ELLISON, husband and wife, as tenants by the entirety,
Grantee,

the following described real property free of encumbrances except as
specifically set forth herein:

SEE EXHIBIT "A" WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 consideration for this conveyance is \$6,500.00. However, if the
actual consideration consists of or includes other property or other value
given or promised, such other property or value was part of the/the whole of
the (indicate which) consideration.

If grantor is a corporation, this has been signed by authority of the Board of
Directors.

Dated this 15TH day of DECEMBER 1995.

GRANTOR(S):

Karen D. Taylor
KAREN D. TAYLOR

CALIFORNIA
STATE OF OREGON, County of FRESNO.) ss.

This instrument was acknowledged before me on DECEMBER 15, 1995,
by KAREN D. TAYLOR

Greg Edwards
Notary Public for Oregon & CALIFORNIA

My commission expires: AUGUST 15, 1999



95 DEC 22 P3:51

LEGAL DESCRIPTION

35006

LOT 17, TRACT A, FRONTIER TRACTS, in the County of Klamath,
State of Oregon.

CODE 78 MAP 3606-10BC TL 1400

SUBJECT TO:

- 1). This property lies within and is subject to the levies and assessments of the Fire Patrol District.
- 2). Conditions, Restrictions, Easements and Assessments, as shown on the recorded plat of Frontier Tracts.
- 4). Conditions and Restrictions in Deed;
Recorded: April 28, 1959
Book : 312
Page : 96

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title Co the 22nd day
of Dec A.D., 19 95 at 3:51 o'clock P M., and duly recorded in Vol. M95,
of Deeds on Page 35005.

FEE \$35.00

Bernetha G. Letsch, County Clerk

By Pauline Mulendore