



# KLAMATH COUNTY TITLE COMPANY

**STATUTORY WARRANTY DEED**  
**(Individual or Corporation)**  
**K-49019-S**

MARY SLEUTEL

conveys and warrants to NANCY E. KIRBY, Grantor.

the following described real property in the County of KLAMATH and State of Oregon.

Lot 24 of Old Orchard Manor, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

96 MAR 25 A10:33

This property is free of liens and encumbrances, EXCEPT: SUBJECT TO: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 61,000.00 (Here comply with the requirements of ORS 93.030\*).

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.

DATED this 19th day of March 19 96. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Mary Sleutel  
MARY SLEUTEL

## CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of Klamath ) ss.

The foregoing instrument was acknowledged before me  
this 22nd day of March 19 96  
by Mary Sleutel

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_ by \_\_\_\_\_ and \_\_\_\_\_

Sue Nova

Notary Public for Oregon

My commission expires: **June 8, 1999**

Not  
My  
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STATE OF OREGON,  
County of Klamath

**Filed for record at request of:**

Klamath County Title Company  
on this 25th day of March A.D., 19 96  
at 10:33 o'clock AM. and duly recorded  
in Vol. M96 of Deeds Page 8044.  
Bernetha G Letsch, County Clerk  
By [Signature]

Fee, \$30.00

After recording return to:  
Nancy E. Kirby  
1030 Alandale St.  
Klamath Falls OR 97603

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

**Same**

NAME, ADDRESS, ZIP