

## ALCARIA PLEMONS,

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

JAMES L. ALSTON,

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:

Lots 4 and 5 in Block 23 of HILLSIDE ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM the Easterly 85 feet thereof.

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 \$ 10,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 109 HAWTHORNE STREET, KLAMATH FALLS, OR 97601

Dated this 14 day of MAY, 1996

Alcario Plemons  
ALCARIA PLEMONS

## NOTARY ACKNOWLEDGEMENT

STATE OF OREGONCOUNTY OF KLAMATHSS. MAY 14 19 96

Personally appeared the above named \_\_\_\_\_

ALCARIA PLEMONS

and acknowledged the foregoing instrument to be HER voluntary act.



(seal)

Before me:

Lisa Legget Weatherby  
Notary Public for 11/20/99 Oregon  
My commission expires 11/20/99

ESCROW NO. MT38097-LW

Return to:

JAMES L. ALSTON

109 HAWTHORNE STREET

KLAMATH FALLS, OR 97601

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

AmeriTitle

on this 17th day of May A.D. 19 96  
at 11:45 o'clock AM. and duly recorded  
in Vol. M96 of Deeds Page 14344.

Bernetha G Letsch, County Clerk

By [Signature]

Deputy.

Fee, \$30.00