

18491

NTC 37929NF

## WARRANTY DEED

Vol. Ma Page 14788

MARIE WHITLATCH,

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

MARY JANE GAIL DANFORTH,

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:

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

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 \$ 120,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: PO. BOX 425, FORT KLAMATH, OR 97626

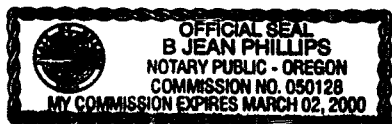
Dated this 14th day of May, 1996

Marie Whitlatch  
MARIE WHITLATCH

## NOTARY ACKNOWLEDGEMENT

STATE OF Oregon SS. May 14, 1996  
COUNTY OF Klamath  
Personally appeared the above named Marie Whitlatch

and acknowledged the foregoing instrument to be her voluntary act.



Before me:

Notary Public for OregonMy commission expires 3-2-2000

(seal)

ESCROW NO. MT37929-HF

Return to:

MARY JANE GAIL DANFORTH  
PO. BOX 425  
FORT KLAMATH, OR 97626

Exhibit 'A'

E1/2 of the NE1/4 of Section 23, Township 34 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon.

W1/2 of the NW1/4 of Section 24, Township 34 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon.

NE1/4 of the SW1/4 of Section 24, Township 34 South, Range 6 East of the Willamette Meridian, Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of AmeriTitle the 21st day  
of May A.D., 19 96 at 3:56 o'clock P. M., and duly recorded in Vol. M96,  
of Deeds on Page 14788.

FEE \$35.00

By Bernetha G. Letsch, County Clerk  
[Signature]