

18638

96 MAY 23 P3:53

WARRANTY DEED

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UTC37612 DS

GERALD R. CLARK and BARBARA A. CLARK, as tenants by the entirety,
 Grantor(s) hereby grant, bargain, sell and convey to:
 GENE LEWIS and EDNA M. LEWIS, husband and wife,
 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 7 in Block 3, EASTMOUNT ADDITION, according to the official plat
 thereof on file in the office of the County Clerk of Klamath County.

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 \$ 75,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: , 2771 Eastmount, Klamath Falls, OR. 97603

Dated this 23rd day of May, 1996.

Gerald R. Clark
 GERALD R. CLARK

Barbara A. Clark
 BARBARA A. CLARK

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon SS. May 23 19 96
 COUNTY OF Klamath

Personally appeared the above named

Gerald R. Clark and Barbara A. Clark

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Dawn Schooler

Notary Public for Oregon

My commission expires 12/20/98

(seal)

ESCROW NO. MT37612-DS

Return to:

GENE LEWIS

2771 Eastmount

Klamath Falls, OR. 97603

STATE OF OREGON,
 County of Klamath SS.

Filed for record at request of:

AmeriTitle

on this 23rd day of May A.D. 19 96
 at 3:53 o'clock PM and duly recorded
 in Vol. M96 of Deeds Page 15079

Be-netha G Letsch, County Clerk

By

Fee, \$30.00

Deputy.