

NA

19041

WARRANTY DEED - STATUTORY FORM

Vol. m96 Page 15984

INDIVIDUAL GRANTOR

Calvin Keith Caldwell & Deborah Lynn Caldwell, Grantor,
conveys and warrants to Husband and wife, Robert Odell Young & Phyllis Aileen Young, Grantee, the following described real property free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon, to-wit:

NW 1/4 SW 1/4 of Sec 5 T35S R7E W1M DC
MLP 61-94 Parcel .3

Being re-recorded to correct legal

(IF SPACE IS SUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

The property is free from encumbrances except

The true consideration for this conveyance is \$30,000 (Here comply with the requirements of ORS 93.030)

Dated this 19th day of February, 1996

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 FEEDBACK 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.

Calvin Caldwell
Deborah Caldwell

STATE OF ~~OREGON~~ Georgia, County of Douglas) ss.

This instrument was acknowledged before me on March 22, 1996 by Dr. Marian Marie Breed

Notary Public, Douglas County, Georgia
My Commission Expires September 23, 1996

Marian Marie Breed
Notary Public for Georgia
My commission expires September 23, 1996

WARRANTY DEED

Calvin and Deborah Caldwell
Robert and Phyllis Young GRANTOR
1856 NE Clough Ridge Rd. GRANTEE
Albany, OR 97321

After recording return to:
Robert and Phyllis Young
1856 NE Clough Ridge Rd.
Albany, OR 97321

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



STATE OF OREGON,) ss.
County of Klamath

I certify that the within instrument was received for record on the 19th day of March, 1996, at 3:06 o'clock P.M., and recorded in book/reel/volume No. M96 on page 8342 or as fee/file/instrument/microfilm/reception No. 15393, Record of Deeds of said County.

Witness my hand and seal of County affixed.
Bernetha G. Letsch, County Clerk
By Cheryl Swadlow Deputy

Fee \$30.00

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Phillip Willett the 3rd day of June A.D., 19 96 at 11:25 o'clock A.M., and duly recorded in Vol. M96 of Deeds on Page 15984

FEE \$5.00

Bernetha G. Letsch, County Clerk
By Cheryl Swadlow

96 JUN -3 AM 125
96 MAR 26 P 3:06