

20001

MTC 38104 NF

WARRANTY DEED

Vol. M96 Page 18047

WILLIAM C. BAILEY, SYLVIA N. BAILEY, CO-TRUSTEES OF THE BAILEY FAMILY TRUST
DATED JULY 28, 1989.,

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

CATHY KING,

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 1 and 2 in Block 18 of KLAMATH LAKE ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 \$ 5,340.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 5729 ALTAMONT, KLAMATH FALLS, OR 97601

Dated this 14 day of June, 1996

William C. Bailey
WILLIAM C. BAILEY, CO-TRUSTEE

Sylvia N. Bailey
SYLVIA N. BAILEY, CO-TRUSTEE

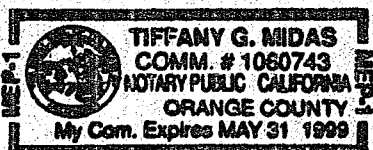
NOTARY ACKNOWLEDGEMENT

STATE OF California ss. June 14 19 96
COUNTY OF San Bernardino

Personally appeared the above named WILLIAM C. BAILEY AND

SYLVIA N. BAILEY, CO-TRUSTEES OF THE BAILEY FAMILY TRUST DATED JULY 28, 1989

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Tiffany G. Midas

Notary Public for World Savings + Loan

My commission expires 5/31/99

ESCROW NO. MT38104-HF

Return to:
CATHY KING
5729 ALTAMONT
KLAMATH FALLS, OR 97601

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

Amerititle
on this 17th day of June A.D. 19 96
at 3:56 o'clock P M. and duly recorded
in Vol. M96 of Deeds Page 18047
Bernetha G. Letsch County Clerk
By Darlene M. Henderson
Deputy.

Fee, \$30.00

96 JUN 17 P3:56