

20633

WARRANTY DEED

Vol. M96 Page 19403

ME 38513-DS

LEE A. ROBERTS,

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

PETER G. TOTH and INGRID TOTH, as tenants by the entirety,

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 11 in Block 22 of CHILSEA 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 \$ 9,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: P.O. BOX 7816, KLAMATH FALLS, OR 97601

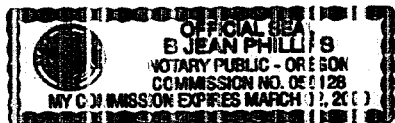
Dated this 28th day of June, 1996

Lee A. Roberts
LEE A. ROBERTS

NOTARY ACKNOWLEDGEMENT

STATE OF OregonCOUNTY OF Klamathss. June 28 19 96Personally appeared the above named Lee A. Roberts

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:

Notary Public for OregonMy commission expires 3-2-2000

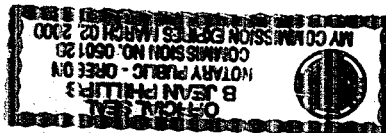
ESCROW NO. MT38513-DS

Return to:

PETER G. TOTH

P.O. BOX 7816

KLAMATH FALLS, OR 97601.



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Ameriti the 28th day
of June A.D., 1996 at 3:15 o'clock PM., and duly recorded in Vol. M96
of Page 19403

FEE \$30.00

Bernetha G. Letsch, County Clerk
By [Signature]