

21470

96 JUL 16 P3:51

WARRANTY DEED Vol. 996 Page 21181

MTC 38418DS

ROBERT A. KAUFMAN and SANDRA A. KAUFMAN, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey to:
STEVEN W. LEWIS & COLLEEN M. BUCCINO, 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:

Lots 1 and 2 in Block 2, of Tract No. 1099, ROLLING HILLS, 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 \$ 164,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: , 6632 Reeder Rd. Klamath Falls, Or. 97603

Dated this 3rd day of July, 1996.



Robert A. Kaufman
ROBERT A. KAUFMAN

Sandra A. Kaufman
SANDRA A. KAUFMAN

NOTARY ACKNOWLEDGEMENT

STATE OF Oregon SS. July 3 19 96
COUNTY OF Klamath

Personally appeared the above named _____

ROBERT A. KAUFMAN AND SANDRA A. KAUFMAN

and acknowledged the foregoing instrument to be their voluntary act.

(seal)

ESCROW NO. MT38418-DS

Return to:

STEVE LEWIS
6632 Reeder Rd.
Klamath Falls, Or. 97603

Before me:

Pamela J. Spencer

Notary Public for Oregon

My commission expires 8/18/00

STATE OF OREGON, ss.
County of Klamath

Filed for record at request of:

AmeriTitle
on this 16th day of July A.D. 19 96
at 3:51 o'clock P.M. and duly recorded
in Vol. M96 of Deeds Page 21181
Bernetha G Letsch, County Clerk
By Cheryl L. Small
Deputy.

Fee, \$30.00