

23291

96 AUG 15 P3:35

WARRANTY DEED Vol. male Page 25259

MTC 388291LW

LILLIAN IRENE SIMS,

Grantor(s) hereby grant, bargain, sell and convey to:  
THE KLAMATH TRIBES HOUSING AUTHORITY, A PUBLIC CORPORATE BODY.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 1 in Block 2 of the Replat of BUREKER PLACE, 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 \$ 62,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 905 MAIN ST., STE 613, KLAMATH FALLS, OR 97601

Dated this 14<sup>th</sup> day of August, 1996.

Lillian Irene Sims  
LILLIAN IRENE SIMS

BY: [Signature] HER ATTORNEY-IN-FACT  
ROBERT SIMS

## NOTARY ACKNOWLEDGEMENT

STATE OF CaliforniaCOUNTY OF Los Angeles SS. August 14 19 96

Personally appeared the above named ROBERT SIMS AS ATTORNEY-IN-FACT  
FOR LILLIAN IRENE SIMS

and acknowledged the foregoing instrument to be her voluntary act.

Before me:

[Signature]  
Notary Public for Los Angeles County  
My commission expires 2/20/99

(seal)

ESCROW NO. MT38829-LW

Return to:

THE KLAMATH TRIBES HOUSING AUTHORITY  
905 MAIN ST., STE 613  
KLAMATH FALLS, OR 97601



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of AmeriTitle the 15<sup>th</sup> day  
of August A.D. 19 96 at 3:35 o'clock P.M., and duly recorded in Vol. M96,  
of Deeds on Page 25259.

Bernetha G. Letsch, County Clerk

FEE \$30.00

By [Signature]