

96 AUG 20 P3:52

22440 23520

MT37128PS.

WARRANTY DEED

Vol. m96 Page 25778

Vol. m96 Page 23356

GERALD H. MADDAX and GINGER L. MADDAX, as tenants by the entirety,

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

RINA J. THORNTON,

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:

The S 1/2 of the NW 1/4 NW 1/4 of Section 16, and the S 1/2 of the NE 1/4 NE 1/4 of Section 17, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon. lying East of the Main Channel of Mill Creek.

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 DEED IS BEING RE-RECORDED TO CORRECT THE LEGAL DESCRIPTION

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 \$ 16,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 4212 HOMEDALE RD., KLAMATH FALLS, OR 97603

Dated this 29 day of July, 1996

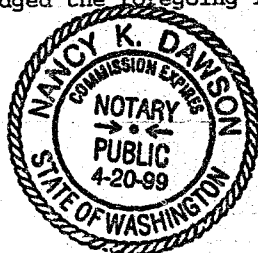
Gerald H. Maddax
GERALD H. MADDAX

Ginger L. Maddax
GINGER L. MADDAX

NOTARY ACKNOWLEDGEMENT

STATE OF Washington SS. 7/29 19 96
COUNTY OF King
Personally appeared the above named Gerald & Ginger Maddax

and acknowledged the foregoing instrument to be a voluntary act.



(seal)

Before me:
Nancy K. Dawson
Notary Public for WA
My commission expires 4/20/99

ESCROW NO. MT37128-PS

Return to:
RINA J. THORNTON
4212 HOMEDALE RD.
KLAMATH FALLS, OR 97603

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

AmeriTitle

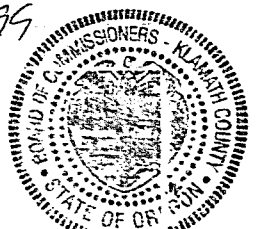
on this 1st day of August A.D., 19 96
at 11:45 o'clock AM and duly recorded
in Vol. M96 of Deeds Page 23356

Bernetha G Letsch, County Clerk

By [Signature]
INDEXED Deputy.

Fee, \$30.00

D ✓



96 AUG -1 AM 1:45

RECEIVED
1996 AUG 20 10 11 AM
CLERK OF COUNTY OF KLAMATH
RECORDS

RECORDED FOR FILE



MADE BY THE CLERK OF THE COUNTY OF KLAMATH

NOTARILY TESTED FOR

BEFORE ME

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of AmeriTitle the 20th day
of August A.D., 19 96 at 3:52 o'clock PM., and duly recorded in Vol. M96
of Deeds on Page 25778.

Bernetha G. Letsch, County Clerk
By [Signature]

FEE \$10.00/RR

CLERK OF COUNTY OF KLAMATH

CLERK OF COUNTY OF KLAMATH

NOTARILY TESTED FOR

BEFORE ME

MADE BY THE CLERK OF THE COUNTY OF KLAMATH
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BEFORE ME

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