

'96 SEP 12 P3:41

24898

WARRANTY DEED

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JOHN L. MATHIS AND NORMA A. MATHIS, WHO ACQUIRED TITLE AS NORMA A. PITCHER, WITH RIGHT OF SURVIVORSHIP,
Grantor(s) hereby grant, bargain, sell and convey to:
SCOTT M. PENN and JANET G. PENN, husband and wife,
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 60 OF FIRST ADDITION TO SUMMERS LANE HOMES, 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 \$ 112,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 4794 ONYX DRIVE, KLAMATH FALLS, OR 97603

Dated this 11th day of Sept., 1996

John L Mathis
JOHN L. MATHIS

Norma A. Mathis
NORMA A. MATHIS

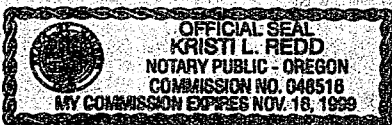
NOTARY ACKNOWLEDGEMENT

STATE OF Oregon ss. Sept. 11 19 96
COUNTY OF Klamath

Personally appeared the above named

JOHN L. MATHIS & NORMA A. MATHIS

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Kristi L. Redd
Notary Public for Oregon

My commission expires 11/16/99

ESCROW NO. MT39186-DS

Return to:

SCOTT M. PENN
4794 ONYX DRIVE
KLAMATH FALLS, OR 97603

STATE OF OREGON.
County of Klamath ss.

Filed for record at request of:

AmeriTitle
on this 12th day of Sept. A.D. 19 96
at 3:41 o'clock P M. and duly recorded
in Vol. M96 of Deeds Page 28790.
Bernetha G Letsch, County Clerk
By [Signature] Deputy.
Fee, \$30.00