

KLAMATH COUNTY TITLE COMPANY

K-49728-D STATUTORY WARRANTY DEED (Individual or Corporation)

ZELDA M. EGGER

. Grantor.

conveys and warrants to WILLIAM J. MCCARTHY AND JOANNE E. MCCARTHY, HUSBAND AND WIFE

. Grantee.

the following described real property in the County of KLAMATH and State of Oregon.

Lot 190 of Third Addition to Sportsman Park, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free of liens and encumbrances, EXCEPT: SUBJECT TO: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

The true consideration for this conveyance is \$ 17,000.00 (Here comply with the requirements of ORS 93.030).

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.

DATED this 13 day of September 19 96. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

Zelda M. Egger
ZELDA M. EGGER

STATE OF OREGON, County of Klamath ss.
The foregoing instrument was acknowledged before me
this 25th day of September 19 96
by Zelda M. Egger

Sue Nova
Notary Public for Oregon
My commission expires: 6-8-99

CORPORATE ACKNOWLEDGEMENT
STATE OF OREGON, County of _____ ss.
The foregoing instrument was acknowledged before me
this _____ day of _____ 19 _____
by _____ and
by _____
of _____
a corporation, on behalf of the corporation.

Notary Public for Oregon
My commission expires:

After recording return to:

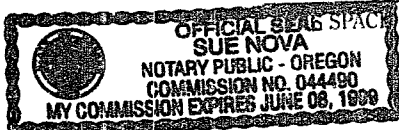
William & Joanne McCarthy
105 Pashard St.
Pleasant Hill CA 94523

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 25th day
of September A.D., 19 96 at 11:19 o'clock A M., and duly recorded in Vol. M96
of Deeds on Page 30347

Bernetha G. Letsch County Clerk
By *Bernetha G. Letsch*

FEE \$30.00



RESERVED FOR RECORDER'S USE

SEP 25 11:19 '96