

'96 OCT -8 P3:45



WARRANTY DEED

ASPEN TITLE ESCROW NO. 01045258

AFTER RECORDING RETURN TO:

Janet L. Moyette
P.O. Box 423
Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED ALL TAX STATEMENTS TO THE FOLLOWING ADDRESS: SAME AS ABOVE

FOSTER L. THORNTON and THOMAS L. THORNTON and JAMES W. THORNTON and ROBERT D. THORNTON and GERALDINE CONN and JOSEPHINE CAIN, hereinafter called GRANTOR(S), convey(s) to JANET L. MOYETTE, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

The South 78 feet of Lot 4, Block 1, SHIVE'S ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

Code 1, Map 3809-29CD, Tax Lot 1500

"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 30.390."

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land,

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$40,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 4th day of October, 1996.

James W. Thornton
JAMES W. THORNTON

Thomas L. Thornton by James W. Thornton
THOMAS L. THORNTON by James W. Thornton, his attorney in fact

Foster L. Thornton by James W. Thornton
FOSTER L. THORNTON by James W. Thornton, his attorney in fact

Josephine Cain by James W. Thornton
JOSEPHINE CAIN by James W. Thornton, her attorney in fact

Geraldine Conn by James W. Thornton
GERALDINE CONN by James W. Thornton, her attorney in fact

Robert D. Thornton by James W. Thornton
ROBERT D. THORNTON, by James W. Thornton, his attorney in fact

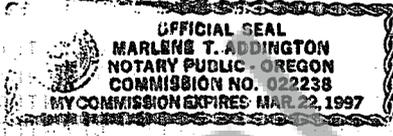
WARRANTY DEED
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STATE OF OREGON, County of Klamath)ss

The foregoing instrument was acknowledged before me this 7th day of October, 1996 by JAMES W. THORNTON, individually and also as attorney in fact for THOMAS L. THORNTON and ROBERT D. THORNTON and FOSTER L. THORNTON and GERALDINE CONNY and JOSEPHINE CAIN.

M.A. N.P.

Before me: *Marlene T. Addington*
Notary Public for Oregon
My commission expires: March 22, 1997



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 8th day of October A.D., 1996 at 3:45 o'clock P.M., and duly recorded in Vol. M96 of Deeds on Page 31984.

FEE \$35.00
By Bernetha G. Letsch County Clerk
Kathleen Ross

UNOFFICIAL COPY