

# KLAMATH COUNTY TITLE COMPANY

## K-49708-D STATUTORY WARRANTY DEED (Individual or Corporation)

conveys and warrants to MICHAEL DAVID DIMON & EVELYNNE MARIE DIMON, Grantor,  
RICHARD J. NORTH & JANET K. NORTH AND FRANK A. SUCCO,  
 not as tenants in common, but with rights of survivorship  
 the following described real property in the County of KLAMATH and State of Oregon, Grantee,

### PARCEL 1:

Lot 9 in Block 1 of Tract 1116, Sunset East, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

### PARCEL 2:

A parcel of land being the Northerly portion of Lot 8, Block 1 of Tract 1116, Sunset East, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, said parcel being more particularly described as follows:

Beginning at the Southeasterly corner of said Lot 8; thence along the Easterly, Northerly and Westerly boundary of said Lot 8, respectively, North 00 degrees 17' 51" East 119.07 feet, North 84 degrees 44' 23" West 88.58 feet, and along the arc of a curve to the right (radius point bears North 84 degrees 44' 23" West 50.00 feet, central angle is 48 degrees 08' 05") 42.01 feet; thence South 49 degrees 34' 24" East 141.30 feet to the point of beginning, with bearings based on said Tract 1116-Sunset East.

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 \$ 116,000.00 (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 15th day of October 19 96. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

MICHAEL DAVID DIMON

Evelynne M. Dimon  
EVELYNNE MARIE DIMON

STATE OF OREGON, County of Klamath )ss.

The foregoing instrument was acknowledged before me this 15th day of October 19 96  
 by Michael David Dimon and Evelynne Marie Dimon

### 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: 12-19-96

Notary Public for Oregon

My commission expires: \_\_\_\_\_

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

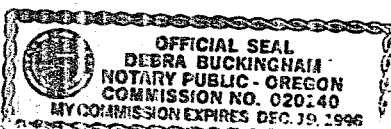
RICHARD J. & JANET K. NORTH  
 7136 ROSARIA PLACE  
 KLAMATH FALLS, OREGON 97603

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:

SAME AS LISTED ABOVE

NAME, ADDRESS, ZIP



32618

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 15th day  
of October A.D., 1996 at 3:10 o'clock P. M., and duly recorded in Vol. M96,  
of Deeds on Page 32617.

FEE \$35.00

Bernetha G. Letsch

County Clerk

By Kathleen Ross

Unofficial  
Copy