

JOHN FLOYD EDWARDS and ALMA E. EDWARDS, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell and convey to: JOHN L. PERRY and DONNA S. PERRY, 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 4 IN BLOCK 1 OF MIDLAND HILLS ESTATES, 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 \$ 119,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: P.O. BOX 25, BEATTY, OR 97621

Dated this 21<sup>st</sup> day of November, 19 96

John Floyd Edwards  
JOHN FLOYD EDWARDS

Alma E. Edwards  
ALMA E. EDWARDS

# NOTARY ACKNOWLEDGEMENT

STATE OF OREGON

COUNTY OF KLAMATH

SS. November 21, 19 96

Personally appeared the above named

JOHN FLOYD EDWARDS & ALMA E. EDWARDS

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. MT39964-KR

Return to:

JOHN L. PERRY  
P.O. BOX 25  
BEATTY, OR 97621

STATE OF OREGON, ss.  
County of Klamath

Filed for record at request of:

Amerititle

on this 22nd day of November A.D., 19 96  
at 11:46 o'clock A.M. and duly recorded  
in Vol. M96 of Deeds Page 36811.

Bernetha G. Letsch, County Clerk

By

Kristi L. Redd

Deputy.

Fee, \$30.00

96 NOV 22 AM 1:46