

29424

MTC 39695-KA
WARRANTY DEED

Vol. 1196 Page 37887

SHIRLEY A. DOLL WHO ACQUIRED TITLE AS SHIRLEY DOLL,
Grantor(s) hereby grant, bargain, sell and convey to:
CAROL ANNE KELLOGG

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 407 in Block 110 of HILLS ADDITION to the City of Klamath Falls,
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 \$ 23,000.00.

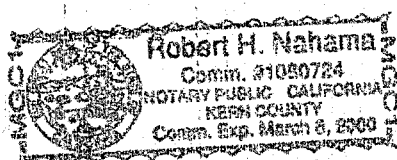
Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 2135 GARDEN AVENUE, KLAMATH FALLS, OR 97601

Dated this 3rd day of December, 19 96

Shirley A. Doll
SHIRLEY A. DOLL

STATE OF California ss. December 7, 19 96
COUNTY OF Kern
Personally appeared the above named SHIRLEY A. DOLL

and acknowledged the foregoing instrument to be her voluntary act.



(seal)

Before me:

Robert H. Nahama
Notary Public for Kern County, CA
My commission expires 3/8/00

ESCROW NO. MT39695-KA

Return to:
CAROL KELLOGG
2135 GARDEN AVENUE
KLAMATH FALLS, OR 97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 4th day
of December A.D., 1996 at 11:36 o'clock A.M., and duly recorded in Vol. 1196
of Deeds on Page 37887

FEE \$30.00

Bernetha G. Letsch County Clerk
By Kathleen Racer