

29446

MTC30000KA

## WARRANTY DEED

Vol. M96 Page 37924

GEORGE A. PONDELLA, JR. and DONALD E. BAILEY, as tenants in common,  
Grantor(s) hereby grant, bargain, sell and convey to:  
H.R. TOBY MYERS and J. CAROL MYERS, 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:

The S1/2 of the E1/2 of Lot 11 and the N1/2 of the E1/2 of Lot 11 in  
Block 2 of KLAMATH FALLS FOREST ESTATES, SYCAN UNIT, 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 \$ 7,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 4530 E. ELM STREET, WINNEMUCCA, NV 98445

Dated this 26 day of November, 1996.

George A. Pondella Jr.  
GEORGE A. PONDELLA, JR.

Donald E. Bailey  
DONALD E. BAILEY

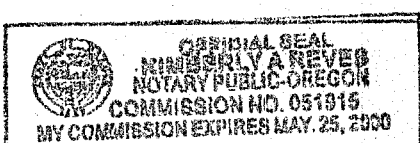
STATE OF Oregon

SS. November 26 19 96

COUNTY OF Klamath

Personally appeared the above named GEORGE A. PONDELLA, JR AND  
DONALD E. BAILEY

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Kimberly A. Reeves  
Notary Public for Oregon

My commission expires 5/25/2000

(seal)

ESCROW NO. MT39998-KA

Return to:  
H.R. TOBY MYERS  
4530 E. ELM STREET  
WINNEMUCCA, NV 98445

STATE OF OREGON,  
County of Klamath SS.

Filed for record at request of:

Amerititle  
on this 4th day of December A.D. 19 96  
at 3:41 o'clock P.M. and duly recorded  
in Vol. M96 of Deeds Page 37924  
Bernetha G. Letsch County Clerk  
By Kathleen Rose Deputy.

Fee. \$30.00

96 DEC -4 P3:41