



WARRANTY DEED

STATE OF OREGON, County of Klamath ss.

Filed for record at request of:

ASPEN TITLE ESCROW NO. 01015687

Aspen Title & Escrow on this 24th day of December A.D. 1996 at 11:02 o'clock A.M. and duly recorded in Vol. 196 of Deeds Page 39865 Bernetha C. Letsch County Clerk By Kathleen Kras Deputy.

AFTER RECORDING RETURN TO: Mr. and Mrs. Bert H. Goff 5911 Harlem St. Klamath Falls, Oregon 97603

Fee. \$30.00

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

GEORGE T. FORTIN and PATTY A. FORTIN, husband and wife, hereinafter called GRANTOR(S), convey(s) to BERT H. GOFF and MARGERY GOFF, husband and wife, hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

Lot 9 in Block 4 of SECOND ADDITION TO SUNSET VILLAGE, in the County of Klamath, State of Oregon.

Code 41, Map 3909-12CB, Tax Lot 5100

m. b. B. 15

"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, contracts and/or liens for irrigation and/or drainage,

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 \$117,500.00.

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 24th day of December, 1996.

George T. Fortin GEORGE T. FORTIN

Patty A. Fortin PATTY A. FORTIN

STATE OF OREGON, County of Klamath) ss.

On December 24, 1996, personally appeared George T. Fortin and Patty A. Fortin who acknowledged the foregoing instrument to be their voluntary act and deed.

Marlene T. Addington Notary Public for Oregon

