

32425

MTC 40478-KR
WARRANTY DEEDVol. M97 Page 3574

TRUSTEES OF THE CARMICHAEL FAMILY TRUST,
Grantor(s) hereby grant, bargain, sell and convey to:
DAMON P. BYERS,

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:

Lots 21, 22, 23 and 24, in Block 15 of TRACT NO. 1010, FIRST ADDITION TO
FERGUSON MOUNTAIN PINES, 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 \$ 25,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 236 COLONIAL DRIVE, GRANTS PASS, OR 97526

Dated this 31 day of January, 1997.

TRUSTEES OF THE CARMICHAEL FAMILY TRUST

BY: Ralph Carmichael TRUSTEE
RALPH CARMICHAEL

BY: Marvella Carmichael TRUSTEE
MARVELLA CARMICHAEL

STATE OF California, County of VENTURA ss.

This instrument was acknowledged before me on January 31, 1997

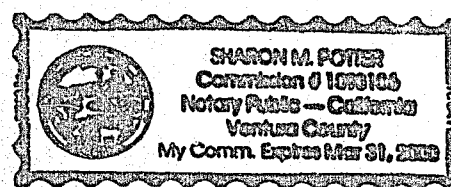
by Ralph Carmichael and Marvella Carmichael

as Trustees

of The Carmichael Family Trust

Notary Public of California

My commission expires MARCH 31, 2000



ESCROW NO. MT40478-KR

Return to:

DAMON P. BYERS
236 COLONIAL DRIVE
GRANTS PASS, OR 97526

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle
of February A.D., 19 97 at 3:31 o'clock P.M., and duly recorded in Vol. M97
of Deeds on Page 3574

FEE \$30.00

Bernetha G. Letsch, County Clerk
by Kathleen Ross

97 FEB -5 P 3:31