

35457

WARRANTY DEED

Vol. 197 Page 9960

EMILY KARA

MTE 40887-LW

Grantor(s) hereby grant, bargain, sell and convey to:
 LESLIE P. WRIGHT and KAREN M. WRIGHT, 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, Block 3, Tract 1126, FIRST ADDITION TO FERNDALE, 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 \$ 108,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 4868 TONY COURT, KLAMATH FALLS, OR 97603

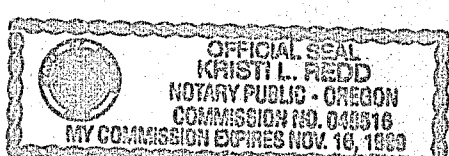
Dated this 4th day of APRIL, 1997.

X Emily M. Kara
 EMILY KARA

STATE OF OREGONCOUNTY OF KLAMATHSS. APRIL 4 19 97

Personally appeared the above named EMILY KARA

and acknowledged the foregoing instrument to be HER voluntary act.



(seal)

Before me:

Kristi L. Redd
 Notary Public for OREGON

My commission expires 11/16/99

ESCROW NO. MT40887-LW

Return to:

LESLIE P. WRIGHT
 4868 TONY COURT
 KLAMATH FALLS, OR 97603

STATE OF OREGON : COUNTY OF KLAMATH: SS.

Filed for record at request of Amarititle
 of April A.D., 19 97 at 12:00 o'clock P M., and duly recorded in Vol. M97
 of Deeds on Page 9960

FEE \$30.00

Bernetha G. Letsch, County Clerk

by Darlene M. Mueland