



36872  
**KLAMATH COUNTY TITLE COMPANY**

Vol. 1997 Page 13088

K-50536-D

**STATUTORY WARRANTY DEED**  
(Individual or Corporation)

PEGGY J. BIAGGI AND MATTHEW C. BIAGGI

conveys and warrants to FLORENCE KAY HOLLENBEAK Grantor.

the following described real property in the County of Klamath and State of Oregon. Grantee.

Lots 1 and 2 in Block 26 of Second 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.

APR 30 AM 59  
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This property is free of liens and encumbrances, EXCEPT SUBJECT TO: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

*J. K. H.*  
The true consideration for this conveyance is \$ 112,000.00 (Here comply with the requirements of ORS 93.030\*).  
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 36.930.

DATED this 28th day of April, 19 97. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

*Peggy J. Biaggi*  
PEGGY J. BIAGGI

*Matthew C. Biaggi*  
MATTHEW C. BIAGGI

STATE OF OREGON, County of Klamath )ss.  
The foregoing instrument was acknowledged before me this 29th day of April, 19 97 by Peggy J. Biaggi and Matthew C. Biaggi

CORPORATE ACKNOWLEDGEMENT  
STATE OF OREGON, County of \_\_\_\_\_ )ss.  
The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_ by \_\_\_\_\_ and \_\_\_\_\_ of \_\_\_\_\_ a corporation, on behalf of the corporation.

*Debra B. Buckingham*  
Notary Public for Oregon  
My commission expires 12-19-2000

Notary Public for Oregon  
My commission expires \_\_\_\_\_

After recording return to:  
Florence Kay Hollenbeak  
336 Cook Street  
Klamath Falls, Oregon 97601

NAME, ADDRESS, ZIP  
Find a change or corrected all tax statements shall be sent to the following address:

Same As Listed Above



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NAME, ADDRESS, ZIP

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 30th day  
of April A.D. 19 97 at 10:59 o'clock A. M., and duly recorded in Vol. M97  
of Deeds on Page 13088

Barnetta G. Letsch, County Clerk

FEE

\$35.00

by Bethlin Reed