

37475

MTC 41345
WARRANTY DEEDVol. M97 Page 14345

RAYMOND E. SCRIVNER and CATHERINE A. SCRIVNER, husband and wife,
Grantor(s) hereby grant, bargain, sell and convey to:
FRED GRASSMAN and RUTH NEUFELD, 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:

Lots 13, 14, and 15 in Block 6 of TRACT NO. 1090, WAGON TRAIL ACRES
#1, 2nd ADDITION, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon.

TAX ACCOUNT NO.:

97 JUN -9 P 3:40
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.

97 JUN -9 P 3:40
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 \$ 32,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: PO BOX 414, DALLAS, OR 97338

Dated this 2nd day of May, 1997

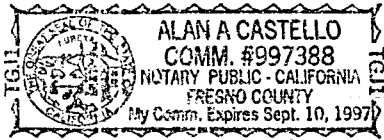
Raymond E. Scrivner
RAYMOND E. SCRIVNER

Catherine A. Scrivner
CATHERINE A. SCRIVNER

STATE OF California SS. MAY 2 19 97
COUNTY OF Fresno

Personally appeared the above named Raymond E. Scrivner
& CATHERINE A. SCRIVNER

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Comm Exp 9/10/97

Before me:

Alan A. Castello
Notary Public for California
My commission expires 7/10/97

ESCROW NO. SF004935DK

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Return to:
FRED GRASSMAN
PO BOX 414
DALLAS, OR 97338

Amerititle
on this 9th day of May A.D. 1997
at 3:40 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 14345

Bernetha G. Letsch, County Clerk

By Kathleen Ross
Fee, \$30.00 Deputy.