

37612

MTC 40904-MS Vol. 1797 Page 14667
WARRANTY DEED

AUDIE SOYLAND,

Grantor(s) hereby grant, bargain, sell and convey to:

ROBERT J. COOK and KARI R. COOK, 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 24 IN BLOCK 2 OF TRACT 1093 - AMERICANA, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

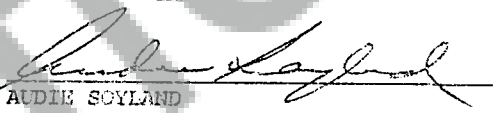
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any: and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, 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 \$ 110,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 5483 LIBERTY AVENUE, KLAMATH FALLS, OR 97603

Dated this 9th day of May, 1997


AUDIE SOYLAND

STATE OF OREGON

SS.

May 9

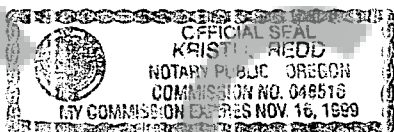
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COUNTY OF KLAMATH

Personally appeared the above named

AUDIE SOYLAND

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:

Notary Public for Oregon

My commission expires 11/16/99

STATE OF OREGON,

County of Klamath SS.

Filed for record at request of:

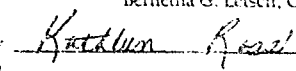
Return to:

ROBERT J. COOK
5483 LIBERTY AVENUE
KLAMATH FALLS, OR 97603

Amerititle

on this 13th day of May A.D. 1997
at 3:29 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 14667

Bernetha G. Letsch, County Clerk

By  Deputy
Fee, \$30.00

Deputy