

38796

MTC 41269-MS Vol. 1997 Page 17288
WARRANTY DEED

LYLE L. DE FORD and LISA M. DE FORD, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey to:

CATHY KING,

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:

PARCEL 1 AND 3 OF MAJOR PARTITION 1-P-90 (ALSO KNOWN AS RECORDED SURVEY
5034) ON FILE IN THE OFFICE OF THE KLAMATH COUNTY ENGINEERS OFFICE,
SITUATED IN LOT 8, SECTION 30, TOWNSHIP 38 SOUTH, RANGE 9 EAST OF THE
WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

197 JUL -5 p343
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:

Trust Deed, subject to the terms and provisions thereof, given to secure
an indebtedness with interest thereon and such future advances as may be
provided therein.

Dated: February 22, 1996

Recorded: March 8, 1996

Volume: M96, page 6374, Microfilm Records of Klamath County, Oregon

BUYERS HEREIN DO NOT AGREE TO ASSUME SAID TRUST DEED, AND SELLERS HEREIN
SHALL SAVE BUYERS HARMLESS THEREFROM.

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 \$ 126,391.42.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 6707 S. SIXTH ST., KLAMATH FALLS, OR 97603

Dated this 27th day of May 19 97

Lyle L. De Ford
LYLE L. DE FORD

Lisa M. De Ford
LISA M. DE FORD

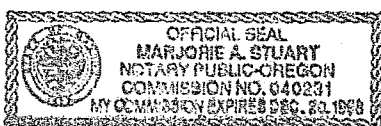
STATE OF Oregon

SS. May 27 19 97

COUNTY OF Klamath

Personally appeared the above named Lyle L. De Ford and Lisa M. De
Ford

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Marjorie A. Stuary
Notary Public for Oregon

My commission expires 12-20-98

ESCROW NO. MT41269-MS

Return to:

CATHY KING

6707 S. SIXTH ST.

Klamath Falls, OR. 97603

80871

AMERITITLE

68271 00

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 5th day
of June A.D., 19 97 at 3:43 o'clock P. M., and duly recorded in Vol. M97
of Deeds on Page 17288

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Ketchum, Kas

Unofficial Copy