

40286

Vol. 1997 Page 20401  
MTC 41844-MS  
WARRANTY DEED

JIM HARRIS and CINDY HARRIS, as tenants in common,  
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:

LOT 3 IN BLOCK 66 OF FIFTH ADDITION TO NIMROD RIVER PARK, ACCORDING TO  
THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF  
KLAMATH COUNTY, OREGON. TOGETHER WITH A 1996 RAINR MOBILE HOME.

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 \$ 53,400.00.

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 25 day of June, 1997.

  
JIM HARRIS

  
CINDY HARRIS

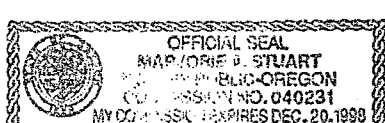
STATE OF OREGON

ss. June 25 19 97

COUNTY OF KLAMATH

Personally appeared the above named JIM HARRIS AND CINDY HARRIS

and acknowledged the foregoing instrument to be THEIR voluntary act.



(seal)

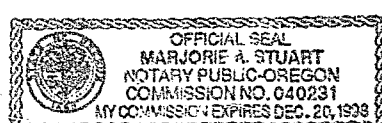
Before me:

  
Notary Public for Oregon

My commission expires 12/20/98

ESCROW NO. MT41844-MS

Return to:  
CATHY KING  
6707 S. SIXTH ST.  
KLAMATH FALLS, OR 97603



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Ameri title the 30th day  
of June A.D., 19 97 at 3:51 o'clock P. M., and duly recorded in Vol. M97  
of Deeds on Page 20401

FEE \$30.00

By Bernetha G. Letsch, County Clerk  
