

42628

MTC 42150-MS
WARRANTY DEEDVol. 1997 Page 25153

WESTERN HOMES, INC., AN OREGON CORPORATION,
Grantor(s) hereby grant, bargain, sell and convey to:
CAROL M. DAVIES and ALICIA JONES, with the rights of survivorship,
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 1 IN BLOCK 10 OF FIRST ADDITION TO KLAMATH RIVER ACRES, 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 \$ 18,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 640 CLARIDGE DRIVE, PACIFICA, CA 94044

Dated this 1st day of August, 1997

WESTERN HOMES, INC.

BY

CATHY KING

PRESIDENT

STATE OF Oregon, County of Klamath) ss.

This instrument was acknowledged before me on August 1, 1997
by Cathy King

as President

of Western Homes, Inc.

Notary Public of Oregon

My commission expires 12-20-98

ESCROW NO. MT42150-MS

Return to:

CAROL M. DAVIES
640 CLARIDGE DRIVE
PACIFICA, CA 94044



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 4th day
of August A.D., 19 97 at 9:44 o'clock A.M., and duly recorded in Vol. M97
of Deeds on Page 25153.

FEE \$30.00

By Bernetha G. Letsch, County Clerk
Kathleen Ross