

43702

GIOVANNI MANGIONE,

Grantor(s) hereby grant, bargain, sell and convey to:
JOHN L. NORTHCUTT and CAROLYN A. NORTHCUTT, 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 3 AND 4 IN BLOCK 19 OF FIRST ADDITION TO BONANZA, 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 \$ 59,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 6521 LANGELL, BONANZA, OR 97623

Dated this 14th day of August, 19 97

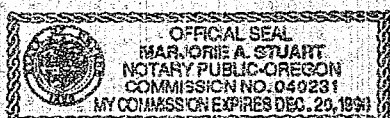
Giovanni Mangione
GIOVANNI MANGIONE

STATE OF Oregon SS. August 14 19 97

COUNTY OF Klamath

Personally appeared the above named Giovanni Mangione

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

ESCROW NO. MT42122-MS

Return to:

JOHN L. NORTHCUTT
6521 EAST LANGELL VALLEY ROAD
BONANZA, OR 97623

Before me:

Marjorie A. Stuart
Notary Public for Oregon
My commission expires 12-20-98

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

As per title
on this 15th day of August A.D. 1997
at 3:32 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 26968

Bernetha G. Leusch, County Clerk

By *Kathleen Rose*
Fee, \$30.00

Deputy