

44370

MTC 41987-KA
WARRANTY DEED Vol. 1997 Page 28434

MARK T. FAY AND CHRISTINE FAY AS TENANTS BY THE ENTIRETY,
Grantor(s) hereby grant, bargain, sell and convey to:
JAMES F. CLOUGH and JILL A. CLOUGH, 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 4 IN BLOCK 1 OF FIRST ADDITION TO LOMA LINDA HEIGHTS, 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 pursuant to an IRC
1031 exchange on behalf of Grantor and/or Grantee.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 2318 Linda Vista, Klamath Falls, OR 97601

Dated this _____ day of August, 1997.

Mark T. Fay
MARK T. FAY

Christine Fay
CHRISTINE FAY

STATE OF Oregon

COUNTY OF Klamath

SS.

August

19 97

Personally appeared the above named MARK T. FAY AND

CHRISTINE FAY

and acknowledged the foregoing instrument to be their voluntary act.



OFFICIAL SEAL
KIMBERLY A. REEVES
NOTARY PUBLIC-OREGON
COMMISSION NO. 051815
MY COMMISSION EXPIRES MAY 25, 2000

(seal)

Before me:

Kimberly A. Reeves
Notary Public for Oregon
My commission expires 5/25/2000

ESCROW NO. MT41987-KA

Return to:
JAMES F. CLOUGH

2318 Linda Vista

Klamath Falls, OR 97601

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Amerititle

on this 29th day of August A.D., 1997
at 11:27 o'clock A. M. and duly recorded
in Vol. M97 of Deeds Page 28434

Bernetha G. Letsch, County Clerk

By Kathleen Rose

Fee, \$30.00

Deputy.