

44863

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After recording return to:

WILLIAM E. BANES

P.O. BOX 278

LA PINE, OR 97739

TITLE ORDER NO: K-51255

97 SEP -9 REC'D SCROW NO: 41-1128

Until a change is requested tax statements
shall be sent to the following address:
SAME AS ABOVE

WARRANTY DEED -- STATUTORY FORM
(INDIVIDUAL or CORPORATION)

LEE ROY KIZER and PATRICIA ANN KIZER, husband and wife, as tenants by the
entirety Grantor,

conveys and warrants to:

WILLIAM E. BANES and CLEDA M. BANES, husband and wife, Grantee,

the following described real property free of encumbrances except as
specifically set forth herein:

Lot 1 in Block 4 of First Addition to Antelope Meadows, according to the
official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

Subject to the following exceptions:

1. Taxes for the fiscal year 1997-98 a lien not yet payable.
2. We are informed that a mobile home is situated upon herein described
land. A policy of title insurance does not insure said mobile home or the
title thereto, unless the mobile has been de-titled and in permanently
affixed to the land. If this is so and the mobile home is to be insured
as part of the realty, please advise us in writing that such insurance is
desired with proof that the mobile home is de-titled.
3. Reservations, set back lines and utility easements shown on the plat
of First Addition to Antelope Meadows.

Tax Account No: 135981

Map No: 2310-016B0-06700

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 consideration for this conveyance is \$64,000.00. However, if
the actual consideration consists of or includes other property or other
value given or promised, such other property or value was part of the/the
whole of the (indicate which) consideration.

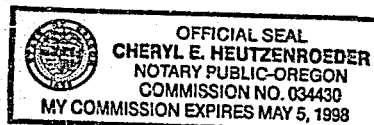
If grantor is a corporation, this has been signed by authority of the Board of
Directors.

Dated this 8th day of September, 1997.

GRANTOR(S):

LEE ROY KIZER

PATRICIA ANN KIZER



STATE OF OREGON, County of Deschutes) ss.

This instrument was acknowledged before me on September 8, 1997,
by LEE ROY KIZER and PATRICIA ANN KIZER

Cheryl E. Heutzenroeder
NOTARY PUBLIC FOR OREGON

MY COMMISSION EXPIRES: May 5, 1998

40704

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FILED ORDER NO. 11-11-97
TITLE ORDER NO. 11-11-97

29505

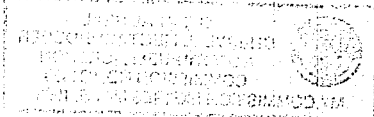
STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klmaath County Title the 9th day
of Sept. A.D., 19 97 at 2:30 o'clock P. M., and duly recorded in Vol. M97
of Deeds on Page 29504

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Rose

THIS INSTRUMENT WAS RECORDED BEFORE ME ON SEPTEMBER 8, 1997, AT 2:30 P.M., AND DULY RECORDED IN VOL. M97, PAGE 29504, OF THE DEEDS OF THE COUNTY OF KLAMATH, STATE OF OREGON.



John B. Letts
John B. Letts

MY COMMISSION EXPIRES: May 2, 1998

John B. Letts