



45611

Vol. M97 Page 30902K-51294-D
STATUTORY WARRANTY DEED

CLIFFORD G. OWEN

conveys and warrants to ANTHONY S. WHITLATCH AND MELODY H. WHITLATCH, HUSBAND AND WIFE Grantor,

the following described real property free of liens and encumbrances, except as specifically set forth herein: Grantee,

THE SOUTH ONE-HALF OF TRACT 31 OF FAIR ACRES SUBDIVISION NO. 1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON, SAVING AND ACCEPTING THE EASTERLY 5 FEET THEREOF.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

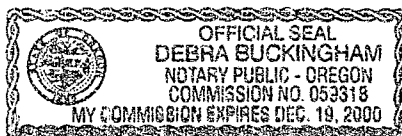
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO 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 \$ 51,500.00 (Here comply with the requirements of ORS 93.030)Dated this 16 day of September 19 97Clifford G. Owen
CLIFFORD G. OWEN

STATE OF OREGON

County of KLAMATH } ss.BE IT REMEMBERED, That on this 17th day of September, 19 97, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named CLIFFORD G. OWENknown to me to be the identical individual described in and who executed the within instrument and acknowledged to me that HE executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Debra Buckingham
Notary Public for Oregon.
My Commission expires 12-19-2000Title Order No. K-51294Escrow No. K51294D

After recording return to:

ANTHONY WHITLATCH1406 KANE STREETKLAMATH FALLS, OR 97603

Name, Address, Zip

Until a change is requested all tax statement shall be sent to the following address.

ANTHONY WHITLATCH1406 KANE STREETKLAMATH FALLS, OR 97603

Name, Address, Zip

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Klamath County Titleon this 22nd day of Sept. A.D., 1997
at 1:03 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 30902

Bernetha G. Leisch, County Clerk

By Kathleen Ross
Fee, \$30.00 Deputy: