

45688

MTC 44858-LW  
WARRANTY DEED

Vol. M97 Page 31049

DEBRA LYNN, WHO ACQUIRED TITLE AS  
DEBBIE LYNN,

Grantor(s) hereby grant, bargain, sell and convey to:

TERI K. MC ALPINE,

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 37 of OLD ORCHARD MANOR, in the City of Klamath Falls, 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 \$ 63,300.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1031 ALANDALE ST., KLAMATH FALLS, OR 97603

Dated this 5th day of Sept, 1997

Debra Lynn  
DEBBIE LYNN  
DEBRA

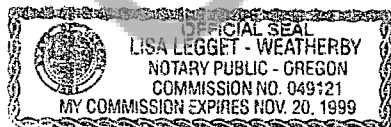
STATE OF OREGON

SS. SEPTEMBER 5 19 97

COUNTY OF KLAMATH

Personally appeared the above named DEBRA LYNN

and acknowledged the foregoing instrument to be A voluntary act.



(seal)

Before me:

Lisa Leggett-Weatherby  
Notary Public for Oregon  
My commission expires 11/20/99

ESCROW NO. MT41858-LW

STATE OF OREGON,  
County of Klamath SS.

Filed for record at request of:

Return to:

TERI K. MC ALPINE  
1031 ALANDALE ST.  
KLAMATH FALLS, OR 97603

Amerititle

on this 23rd day of Sept. A.D., 1997  
at 11:55 o'clock A. M. and duly recorded  
in Vol. M97 of Deeds Page 31049

Bernetha G. Letsch, County Clerk

By Kathleen Ross

Fee,

\$30.00

Deputy.