

45752

'97 SEP 24 P2:46

Vol. 1997 Page 31206WARRANTY DEED STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Aspen Title & Escrow Inc.
Escrow # 02046666
AFTER RECORDING RETURN TO:
TIMOTHY A. OLIN
VICKI J. OLIN
7416 Big Buck Lane
Klamath Falls, Oregon 97601

Aspen Title & Escrow
on this 24th day of Sept. A.D., 1997
at 2:46 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 31206

Bernetha G. Leitch, County Clerk

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVE

By Kathleen Ross
Fee, \$30.00 Deputy

CHARLES J. VARY hereinafter called GRANTOR, conveys to TIMOTHY A. OLIN and VICKI J. OLIN husband and wife hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as:

THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 22,, TOWNSHIP 40 SOUTH, RANGE 11 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF KLANATH, STATE OF OREGON.

CODE 255, MAP 4011 TL 5000

"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 30.390."

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage,

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$17,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 12th day of September 1997.

x Charles J. Vary
CHARLES J. VARY

STATE OF HAWAII, County of Hawaii)ss.

On September 12, 1997, personally appeared Charles Vary who acknowledged the foregoing instrument to be his voluntary act and deed.

Dennis H. Milne
Notary Public for State of Hawaii
My Commission Expires: 8-1-99

