

WARRANTY DEED

PATRICK L. MOORE,

Grantor(s) hereby grant, bargain, sell and convey to:
CLIFTON J. HINTON and RUBY S. HINTON, 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 53 OF FIRST ADDITION TO SUMMERS LANE HOMES, 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 \$ 80,324.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 4749 ONYX PLACE, KLAMATH FALLS, OR 97603

Dated this 23rd day of September, 1997.

Patrick L. Moore
PATRICK L. MOORE

STATE OF Oregon SS. September 23 19 97

COUNTY OF Klamath

Personally appeared the above named Patrick L. Moore

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:

Marjorie A. Stuart
Notary Public for Oregon
My commission expires 12-20-98

ESCROW NO. MT42470-MS

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Return to:

CLIFTON J. HINTON
4749 ONYX PLACE
KLAMATH FALLS, OR 97603

Amerititle
on this 25th day of Sept. A.D., 1997
at 11:51 o'clock A. M. and duly recorded
in Vol. M97 of Deeds Page 31322

Bernetha G. Letsch, County Clerk

By Kathleen Rosen Deputy.
Fee, \$30.00