



46036

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97 SEP 29 P3:30

ATC 01046719

WARRANTY DEED STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

AFTER RECORDING RETURN TO:

THOMAS M. GREGORY
WINONA GREGORY3941 Altamont Dr.
Klamath Falls, Oregon 97603

Aspen Title & Escrow

on this 29th day of Sept. A.D., 1997
at 3:30 o'clock P.M. and duly recorded
in Vol. M97 of Deeds Page 31788

Bernetha G. Letsch, County Clerk

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEBy Kathleen Ross

Fee, \$30.00

Deputy

GERALD J. BROWN, hereinafter called GRANTOR(S), convey(s) and
warrants to THOMAS M. GREGORY and WINONA GREGORY 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 LOT 5, BLOCK 2, SECOND ADDITION TO ALTAMONT
ACRES, IN THE COUNTY OF KLAMATH AND STATE OF OREGON.

CODE 41 MAP 3909-10DB 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
\$54,000.00.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 25th day of September 1997.Gerald J. Brown by Sheri L. Hill POA
GERALD J. BROWN by Sheri L. Hill
his attorney-in-factSTATE OF OREGON, County of Yamhill ss.On September, 1997, personally appeared Gerald J. Brown by and
through his attorney-in-fact Sheri L. Hill and acknowledged the
foregoing instrument to be the voluntary act and deed of said
Gerald J. Brown.Jean Jones
Notary Public for OregonMy Commission Expires: 3-16-01