

46179

MTC 42458-LW Vol. 1997 Page 32206  
WARRANTY DEED

/D./  
JOHN DEHLINGER and TRACIE DEHLINGER, husband and wife,  
Grantor(s) hereby grant, bargain, sell and convey to:  
ZILDA K. LANGDALE,  
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 8 in Block 5, EWAUNA HEIGHTS ADDITION to 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 \$ 83,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 120 Washington St Klamath Falls, OR 97601

Dated this 26<sup>th</sup> day of September, 1997

JOHN DEHLINGER

TRACIE DEHLINGER

STATE OF Oregon

COUNTY OF Klamath

ss. September 26 19 97

Personally appeared the above named

John D. Dehlinger and  
Tracie Dehlinger

and acknowledged the foregoing instrument to be a voluntary act.



(seal)

Before me:

Notary Public for Oregon  
My commission expires 11/20/99

ESCROW NO. MT42458-LW

Return to:

ZELDA K. LANGDALE

120 Washington St.  
Klamath Falls, OR  
97601

STATE OF OREGON,

County of Klamath ss.

Filed for record at request of:

Amerititle

on this 30th day of September A.D., 1997

at 3:39 o'clock P M. and duly recorded  
in Vol. M97 of Deeds Page 32206

Bernetha G. Letsch, County Clerk

By

Kathleen Ross

Deputy

Fec. \$30.00