

46850

Vol. 1197 Page 33609

TITLE NO. 42744

ESCROW NO. EU97-1254

TAX ACCT. NO. 144294

WARRANTY DEED -- STATUTORY FORM



MTC 42744

JOHN H. PLUMMER, JR. AND ETHEL H. PLUMMER, Grantor,

conveys and warrants to

WILLIAM L. SUTTON AND DEBORAH SUTTON, HUSBAND AND WIFE AS TO AN UNDIVIDED ONE-HALF INTEREST AND ELMOR SUTTON AND DIANE SUTTON, HUSBAND AND WIFE, AS TO AN UNDIVIDED ONE-HALF INTEREST, Grantee,

the following described real property free of encumbrances except as specifically set forth herein:

Lot 5 in Block 2 of CRESCENT MEADOWS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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.

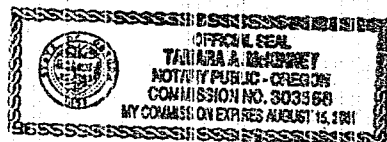
Except the following encumbrances:

1997/98 taxes which are a lien but not yet due and payable.

COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS OF RECORD.

The true consideration for this conveyance is \$42,000.00.

Dated this 10 day of October, 1997.



John H. Plummer, Jr.
JOHN H. PLUMMER, JR.
Ethel H. Plummer
ETHEL H. PLUMMER

STATE OF OREGON, County of Lane ss.

This instrument was acknowledged before me on October 10, 1997, by JOHN H. PLUMMER, JR. and ETHEL H. PLUMMER

Notary Public for Oregon

My commission expires: 8-15-2001

JOHN H. PLUMMER, JR.

2041 W. 26TH PLACE

EUGENE, OR 97405

GRANTOR'S NAME AND ADDRESS

Until a change is requested
all tax statements shall be
sent to the following address:

*** SAME AS GRANTEE ***

WILLIAM L. SUTTON

P.O. BOX 1516

PHILOMATH, OR 97370

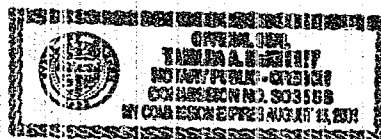
GRANTEE'S NAME AND ADDRESS

After recording return to:

CASCADe TITLE CO.

811 WILLAMETTE

EUGENE, OR 97401



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33610

RECEIVED
CLERK
OCT 13 1997

STATE OF OREGON: COUNTY OF KLAMATH ss.

Filed for record at request of Meritt the 13th day
of October A.D., 19 97 at 10:32 o'clock A. M., and duly recorded in Vol. M27
of Deeds on Page 33609.

FEE \$35.00

By Bernetha C. Letsch, County Clerk
Kathleen Ross

C. U. M. 13 1997

RECEIVED
JAN 13 1998
TAMARA J. LUTHER
CLERK OF COUNTY
OFFICE OF CLERK
1000 1/2 S. W. 10TH ST.
ASTORIA, OREGON 97103

RECEIVED
JAN 13 1998
TAMARA J. LUTHER
CLERK OF COUNTY
OFFICE OF CLERK
1000 1/2 S. W. 10TH ST.
ASTORIA, OREGON 97103