

46395

WARRANTY DEED Vol. 1997 Page 33701

SHIRLEY M. WEIN.

Grantor(s) hereby grant, bargain, sell and convey to:

CHARLES M. LA BUWI & SUSANNE P. SPRATT, AS TENANTS IN COMMON, EACH AS TO AN UNDIVIDED 1/2 INTEREST,

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 2 in Block 8 of ARROWHEAD VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

3.4.1. 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:
3.4.2. 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.

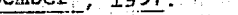
15. THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT 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 \$ 5,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1781 QUAIN RIDGE, KLAMATH FALLS, OR 97601

Dated this 29th day of September, 1997

September, 1997.


SHIRLEY M. WEIN

STATE OF CALIFORNIA

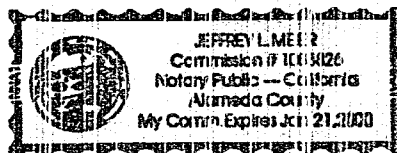
SS. September 17 19 97

COUNTY OF ALAMEDA

Personally appeared the above named

SHIRLEY M. WEIN

and acknowledged the foregoing instrument to be her voluntary act.



(seal)

Before me: [Signature]
Notary Public for California
My commission expires 11/21/2021

ESCROW NO. MT42096-KR

Return to:

CHARLES M. LA BUWI
1781 QUAIL RIDGE
KLAMATH FALLS, OR 97601

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle

on this 13th day of October A.D. 1997
at 3:41 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 33701

Bernietha G. Letsch, County Clerk

By Arthur Ross Deputy.
Fee \$30.00

Fee \$30.00

Deputy.

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