

48749

MTC 42896-KA
WARRANTY DEED Vol. 1117 Page 37853

DONALD J. HOPERICH and SUZANNE HOPERICH, as tenants by the entirety,
Grantor(s) hereby grant, bargain, sell and convey to:

DENNIS WALLIS,

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 5 in Block 1 of TRACT NO. 1096, AMERICANA, 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 \$ 107,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 5505 AMERICAN AVE., KLAMATH FALLS, OR 97603

Dated this 17 day of November, 1997.

Donald J. Hoperich
DONALD J. HOPERICH

Suzanne Hoperich
SUZANNE HOPERICH

STATE OF OREGON

SS. November 17 19 97

COUNTY OF KLAMATH

Personally appeared the above named DONALD J. HOPERICH AND
SUZANNE HOPERICH

and acknowledged the foregoing instrument to be their voluntary act.

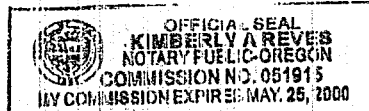
Before me:

Kimberly A. Reves
Notary Public for Oregon
My commission expires 5/25/2000

(seal)

ESCROW NO. MT42896-KA

Return to:
DENNIS WALLIS
5505 AMERICAN AVE.
KLAMATH FALLS, OR 97603



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 18th day
of November A.D., 19 97 at 11:09 o'clock A. M., and duly recorded in Vol. M97
of Deeds on Page 37853.

FEE \$30.00

By Bernetha G. Letch, County Clerk