

49504

MTC 43105
WARRANTY DEED Vol. M97 Page 39433

PHILLIP J. VAN DER ZWIEP,
Grantor(s) hereby grant, bargain, sell and convey to:
LAURA MAE JENSEN,
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 DESCHUTES and State of Oregon, to wit:

Lot 9 in Block 5 of RIVER PINE ESTATES, according to the official plat
thereof on file in the office of the County Clerk of Klamath County,
Oregon.

TAX ACCOUNT NO.: 2309-024A0-01700

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 \$ 7,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: PO BOX 2164, LA PINE, OR 97739

Dated this 28th day of NOVEMBER, 1997.

Phillip J. Van der Zweep
PHILLIP J. VAN DER ZWIEP

STATE OF OREGON

COUNTY OF KLAMATH

ss. 572-48-6026 19 97

Personally appeared the above named PHILLIP J. VAN DER ZWIEP

and acknowledged the foregoing instrument to be A voluntary act.



(seal)

Before me:

Valenz T. DeKarter
Notary Public for OREGON
My commission expires 5/21/99

ESCROW NO. SR008204DK

Return to:

LAURA MAE JENSEN
PO BOX 2164
LA PINE, OR 97739

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle

on this 3rd day of December A.D., 1997
at 3:24 o'clock P. M. and duly recorded
in Vol. M97 of Deeds Page 39433

Bernetha G. Letsch, County Clerk

By *Kathleen Ross*
Fec. \$30.00 Deputy.