

49584

DAVID VAN VLECK and CARI A. VAN VLECK, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to: JACQUELINE A. BARNES and JAMES W. BARNES, JR., as tenants by the entirety, 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 7 IN BLOCK 6 OF TRACT NO. 1025, WINCHESTER, 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 whomscever, 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 \$ 79,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 4213 PEPPERWOOD DRIVE, KLAMATH FALLS, OR 97603

Dated this 3 day of December, 1997.

David Van Vleck
DAVID VAN VLECK

Cari A. Van Vleck
CARI A. VAN VLECK

STATE OF OREGON SS. DECEMBER 3 1997
COUNTY OF KLAMATH

Personally appeared the above named DAVID VAN VLECK
AND CARI A. VAN VLECK

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Janice M. Boyer
Notary Public for OREGON
My commission expires MAR 18, 2000

ESCROW NO. MT43031-MS

Return to:

JACQUELINE A. BARNES
4213 PEPPERWOOD DRIVE
KLAMATH FALLS, OR 97603

STATE OF OREGON,
County of Klamath SS.

Filed for record at request of:

Amerititle
on this 5th day of December A.D., 1997
at 9:34 o'clock A. M. and duly recorded
in Vol. M97 of Deeds Page 39578

Bernetha G. Letsch, County Clerk

By Kathleen Rose
Fec. \$30.00 Deputy.

97 DEC -5 A9:34