

49729

MTC 43041-MG
WARRANTY DEEDVol. M97 Page 39853

MARY KATHRYN CHERRIER, who acquired title as MARY KATHERINE CHERRIER, Grantor(s) hereby grant, bargain, sell, warrant and convey to: MARY KATHRYN CHERRIER and RICHARD LAWRENCE GARDNER, with the rights of survivorship, 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 9 in Block 8 of PLEASANT VIEW TRACTS, 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 \$.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1775 ETNA STREET, KLAMATH FALLS, OR 97603

Dated this 2 day of December, 1997.

Mary Kathryn Cherrier
MARY KATHRYN CHERRIER

STATE OF California

COUNTY OF ORANGE

SS. December 3 19 97

Personally appeared the above named Mary Kathryn Cherrier

and acknowledged the foregoing instrument to be her voluntary act.

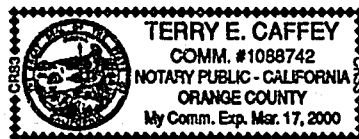
Before me
[Signature]
Notary Public for California
My commission expires 3-17-00

(seal)

ESCROW NO. MT43041-MG

Return to:

MARY KATHRYN CHERRIER
1775 ETNA STREET
KLAMATH FALLS, OR 97603



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Ameri title the 8th day of December A.D., 19 97 at 3:43 o'clock P. M., and duly recorded in Vol. M97 of Deeds on Page 39853

FEE \$30.00

By Bernetha G. Letsch County Clerk