

54248

FNTO-0011 (R 2/94)

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MTC 43988

## Fidelity National Title Company of Oregon

STATUTORY WARRANTY DEED  
(Individual or Corporate)

MICHAEL A. CARMICKLE

grantor, conveys and warrants to

RANDAL A. POWELL AND REBECCA S. POWELL

grantee, the following described real property, free and clear of encumbrances except as specifically set forth herein, situated in the county of Klamath, State of Oregon, to wit:

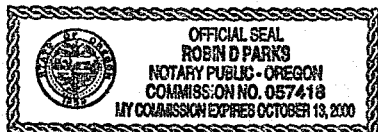
Lot 14 in Block 1 as shown on the plat of CRESCENT MEADOWS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to and excepting: Rights of the public in streets, roads and highways; covenants, conditions, restrictions, reservations, easements of record.

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 \$ 120,000.00

(See ORS 93.030)

Dated this 5<sup>TH</sup> day of March, 1998STATE OF OREGON, County of Lane ) §This instrument was acknowledged before me on March 5, 1998  
by Michael A. CarmickleThis instrument was acknowledged before me on \_\_\_\_\_, 199\_\_\_\_  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_

Notary Public in and for Oregon

My commission expires: 10/13/00

## GRANTOR'S NAME

Carmickle

## GRANTEE'S NAME

Powell

Until further notice send future tax statements to:

Randal A. & Rebecca S. Powell  
90926 Hill Rd.  
Springfield, OR 97478

AFTER RECORDING RETURN TO:

FIDELITY NATIONAL TITLEP.O. Box 16827Eugene, OR 97440-2827STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

Amerititleon this 6th day of March A.D., 1998  
at 3:53 o'clock P. M. and duly recorded  
in Vol. M98 of Deeds Page 7363

Bernetha G. Letsch, County Clerk

By Kathleen Ross  
Fee, \$30.00 Deputy.

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