

54689

MTC 43986-MG
WARRANTY DEED

Vol. M98 Page 8325

BOBBY G. WOOD,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
LAVERNE T. GOODRICH and MARY LOU GOODRICH, husband and wife,
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 15 in Block 4 of RIVERVIEW, 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:

"TOGETHER WITH A 1964 VANDYKE MOBILE HOME, PLATE #118988, VIN #N1364,
WHICH IS SITUATED ON THE SUBJECT PROPERTY."

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 \$ 42,750.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 2240 LAUREL STREET, KLAMATH FALLS, OR 97601.

Dated this 14th day of March, 1998

Bobby G. Wood
BOBBY G. WOOD

STATE OF Oregon ss. March 14 19 98
COUNTY OF Klamath
Personally appeared the above named Bobby G. Wood

and acknowledged the foregoing instrument to be at voluntary act.



(seal)

Before me:

Lisa Legget-Weatherby
Notary Public for Oregon
My commission expires 11/20/99

ESCROW NO. MT43986-MG

Return to:

LAVERNE T. GOODRICH
2240 LAUREL STREET
KLAMATH FALLS, OR 97601

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle
on this 16th day of March A.D., 1998
at 11:18 o'clock A M. and duly recorded
in Vol. M98 of Deeds Page 8325

Bernetha G. Letsch, County Clerk

By Bernetha G. Letsch
Fee, \$30.00 Deputy