MTC 44151-MG WARRANTY DEED VOL M98 Page

12496

TOTEL

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STEPHEN KING AND CATHY KING, AS TENANTS BY THE ENTIRETY, AS TO AN UNDIVIDED 1/2
INTEREST AND GLENN G. JUSTUS AND JOANNA L. JUSTUS, AS TENANTS BY THE
ENTIRETY, AS TO AN UNDIVIDED 1/2 INTEREST AS TENANTS IN COMMON,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
GEORGE CRIGHTON and PAULA CRIGHTON, 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 4, EVERGREEN MEADONS - TRACT 1302, 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 \$ 25,000.00

Until a change is requested, all tax statements shall be sent to Grantee at the following address: .6819 Airway Drive Klamath Falls OR 97603 15 day of April Dated this GLENN G. JUSTUS JOANNA L. JUSTUS STATE OF ____ Gregon 19 98 Accil COUNTY OF Klamath Personally appeared the above named Stephen King, Cathy King, Glenn G. Justus and Joanna L. Justus and acknowledged the foregoing instrument to be their voluntary act. Eeford me WA COTOMESTICN EXMEST VALSE Notary Public for My commission expires 1/22/01

(seal)

ESCROW NO. MT44157-MG

Return to: GEORGE CRIGHTON 6819 Airway Drive Klamath Falls OR 97603

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