

58467

MTC 44485-KA  
WARRANTY DEED

Vol. M98 Page 17140

WILLIAM W. BUEHLER,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:

CRAIG V. HANSEN, an unmarried man

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 in VALLEY VIEW, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

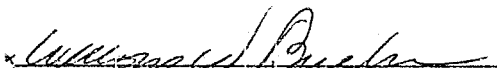
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any: and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, 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 \$ 65,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 3055 MADISON ST., KLAMATH FALLS, OR 97603

Dated this 18 day of MAY, 1998.


  
WILLIAM W. BUEHLER

STATE OF OREGON SS. MAY 18 1998  
COUNTY OF KLAMATH  
Personally appeared the above named WILLIAM W. BUEHLER

and acknowledged the foregoing instrument to be his voluntary act.



Before me:

  
Notary Public for Oregon  
My commission expires 4/03/02

ESCROW NO. MT44485-KA

Return to:

CRAIG V. HANSEN

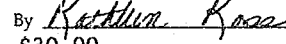
3055 MADISON ST.  
KLAMATH FALLS, OR 97603

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

Amerititle  
on this 20th day of May A.D., 1998  
at 11:43 o'clock A. M. and duly recorded  
in Vol. M98 of Deeds Page 17140

Bernetha G. Letsch, County Clerk

By   
Fee, \$30.00 Deputy.