

58900

MTC 44848-MS
WARRANTY DEEDVol. M98 Page 18173

JACK D. LEWIS, SR.,
 Grantor(s) hereby grant, bargain, sell, warrant and convey to:
 FELICIANO R. FUENTES and SILVIA E. FUENTES, 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:

THE NORTH 75 FEET OF LOTS 23 AND 24, BLOCK 6, INDUSTRIAL ADDITION,
 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 \$ 53,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
 following address: 1402 PLEASANT AVENUE, KLAMATH FALLS, OR 97601

Dated this 27th day of May, 1998

Jack D Lewis Sr.
 JACK D. LEWIS, SR.

STATE OF California

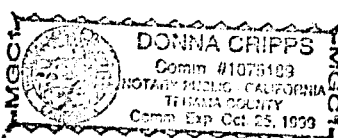
COUNTY OF Tehama

SS.

May 2719 98

Personally appeared the above named Jack D. Lewis, Sr.

and acknowledged the foregoing instrument to be his voluntary act.



(seal)

Before me:

Donna Cripps
 Notary Public for State of California
 My commission expires 10-25-99

ESCROW NO. MT44848-MS

Return to:

FELICIANO R. FUENTES
 1402 PLEASANT AVENUE
 KLAMATH FALLS, OR 97601

STATE OF OREGON,
 County of Klamath ss.

Filed for record at request of:

Amerititle

on this 28th day of May A.D., 1998
 at 3:37 o'clock P. M. and duly recorded
 in Vol. M98 of Deeds Page 18173

Bernetha G. Letsch, County Clerk

By Kathleen Rose
 Fee. \$30.00

Deputy: