

58900

MTC 44848-MS
WARRANTY DEED

Vol. 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

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Jun 28 P3:37

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

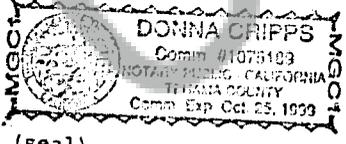
Dated this 27th day of May, 1998

Jack D Lewis Sr
JACK D. LEWIS, SR.

STATE OF California
COUNTY OF Tehama SS. May 27 1998

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, ss.
County of Klamath
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
Fec. \$30.00 Deputy: