

62144

MTC 44588-MS Vol. M98 Page 24907
WARRANTY DEED

CHRISTINE M. ARNOLD and MARY ELLEN ROGERS, each as to a 50.000% interest, Grantor(s) hereby grant, bargain, sell, warrant and convey to:
GREGORY ROGERS and TERESA ROGERS, 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 6 IN BLOCK 7 OF FAIRVIEW ADDITION TO THE CITY OF KLAMATH FALLS,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE
COUNTY CLERK OF KLAMATH COUNTY, OREGON

JUL 13 11:47
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.

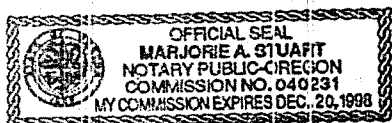
JUL 13 98
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT 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 \$ 41,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1503 WORDEN AVENUE, KLAMATH FALLS, OR 97601

Dated this 10th day of July, 19 98

Christine M. Arnold
CHRISTINE M. ARNOLD



Mary Ellen Rogers
MARY ELLEN ROGERS

STATE OF Oregon

COUNTY OF Klamath

SS. July 10 19 98

Personally appeared the above named Christine M. Arnold and Mary Ellen
rogers

and acknowledged the foregoing instrument to be their voluntary act.

Before me:
Marjorie A. Stuaft
Notary Public for Oregon
My commission expires 12-20-98

(seal)

ESCROW NO. MT44588-MS

Return to:
GREGORY ROGERS
1503 WORDEN AVENUE
KLAMATH FALLS, OR 97601

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle
on this 13th day of July A.D., 1998
at 11:47 o'clock A M. and duly recorded
in Vol. M98 of Deeds Page 24907
Bernetha G. Letsch, County Clerk
By Christine M. Arnold
Fee, \$30.00 Deputy.