

63756

MTC 45310-MS
WARRANTY DEEDVol. 1198 Page 28207

WILLIAM F. MC CAFFREY

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

MARVIN D. PRINCE and CYNTHIA A. PRINCE, 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 16 in Block 2 of TRACT NO. 1002, LAWANDA HILLS, 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.

P3:24

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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 \$ 147,500.00.

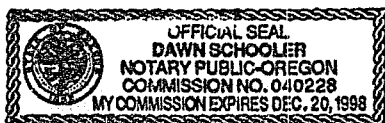
Until a change is requested, all tax statements shall be sent to Grantee at the following address: 7606 STEEN DRIVE, KLAMATH FALLS, OR 97601

Dated this 29th day of July, 1998.

William F. McCaffrey
William F. McCaffrey

STATE OF Oregon
COUNTY OF Deschutes SS. 7/29 19 98

Personally appeared the above named

William F. McCaffreyand acknowledged the foregoing instrument to be his voluntary act.

(seal)

Before me:

Dawn Schooler
Notary Public for Oregon
My commission expires 12/20/98

ESCROW NO. MT45310-MS

Return to:

MARVIN D. PRINCE

7606 STEEN DRIVE

KLAMATH FALLS, OR 97601

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 31st day
of July A.D., 19 98 at 3:24 o'clock p M., and duly recorded in Vol. 1198
of Deeds on Page 28207

FEE \$30.00

By Bernetha G. Letsch, County Clerk