



# JOSEPHINE COUNTY TITLE

118 N.E. "C" Street • P.O. Box 71  
Grants Pass, Oregon 97526  
(541) 476-6884 • Fax: (541) 479-4437

'98 AUG 31 P3:32

MTC 1396-9351

Order # 98113139BW

## WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That **PAUL L. MILLER** and **MARY E. MILLER**, Grantor, conveys and warrants to **DAVID G. EPLING**, Grantee, the following described real property, together with appurtenances, free of encumbrances except as specifically set forth herein, situated in Klamath County, State of Oregon, described as follows,

Lot 112, Third Addition to Sportsman Park, Klamath County, Oregon, according to the official plat thereof on file in the records of Klamath County, Oregon.

### SUBJECT TO:

Real Property and/or Mobile Homes taxes for 1998-99 are now a lien but not yet payable; Easements of record. Conditions and Restrictions of record.

The true consideration paid for this conveyance is Five Thousand Five Hundred And 00/100 DOLLARS \$5,500.00.

☐ However, the whole consideration includes other value given or promised (check if other consideration statement applies).

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.

Dated this 21st day of August 1998

AMERITITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

Paul L. Miller

PAUL L. MILLER

Mary E. Miller

MARY E. MILLER

STATE OF OREGON )

) ss.

County of Josephine )

This instrument was acknowledged before me on the 21st day of August 1998 by **PAUL L. MILLER** and **MARY E. MILLER**.



OFFICIAL SEAL  
BRENDA G. WINTER  
NOTARY PUBLIC - OREGON  
COMMISSION NO. 043770  
MY COMMISSION EXPIRES JULY 21, 1999

Brenda G. Winter

Notary Public for Oregon

My commission expires: 7-21-99

Until a change is requested,

send all tax statements to:

Grantee at:

29441 Easy Street

Klamath Falls, OR 97601

Return document to:

Josephine County Title Company

118 NE C Street

Grants Pass, OR 97526

STATE OF OREGON, ss.  
County of Klamath

Filed for record at request of:

Amerititle

on this 31st day of August A.D. 1998  
at 3:32 o'clock P. M. and duly recorded  
in Vol. M98 of Deeds Page 32022

Bernetha G. Letsch, County Clerk

By Kathleen Ross

Fee, \$30.00

Deputy