

65638

MTC 42501-Mg
WARRANTY DEED

Vol. M98 Page 32413

'98 SEP -2 P3:33

FOUR A'S RANCH, INC., an Oregon Corporation,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
GARY WILLIAMS and KATHLEEN WILLIAMS, as tenants by the entirety,
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:

Parcel 1 of Land Partition 24-97 being a portion of the West 1/2 of the
NE1/4 in Section 7, Township 39 South, Range 12 East of the Willamette
Meridian, 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 \$ 2,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 37716 MCCARTIE LANE, BONANZA, OR 97623

Dated this 2 day of September, 1998

Four A's Ranch, Inc.
FOUR A'S RANCH, INC.

BY: Sam Asadurian PRESIDENT
SAM ASADURIAN

STATE OF Oregon, County of Klamath ss.

This instrument was acknowledged before me on September 2, 19 98

by SAM ASADURIAN

as PRESIDENT

of FOUR A'S RANCH, INC.

Marion Grantham
Notary Public of Oregon

My commission expires 1/22/01

ESCROW NO. MT42501-MG

Return to:

GARY WILLIAMS

37716 MCCARTIE LANE

BONANZA, OR 97623

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle
of September A.D. 19 98 at 3:33 o'clock P. M., and duly recorded in Vol. M98
of Deeds on Page 32413

FEE \$30.00

By Kathleen Rose Bernetha G. Letsch, County Clerk

