

AMT 45761 LW

WARRANTY DEED

THE KLAMATH TRIBES, A FEDERALLY RECOGNIZED INDIAN TRIBE OF THE STATE OF OREGON.,

Grantor(s) hereby grant, bargain, sell, warrant and convey to:
TERESA M. JONES,

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 EAST 31 FEET OF LOT 43 AND THE WEST 25 FEET OF LOT 42 IN ROSELAWN SUBDIVISION OF BLOCK 70 OF BUENA VISTA 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. together with that portion of alley vacated by Ordinance 5038, recorded in Book 307 at page 405 deed records of

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: Klamath County, Oregon, which and the grantor will warrant and forever defend the said premises and every insured thereto 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 \$ 83,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: ,

Dated this 28th day of August, 1998.

THE KLAMATH TRIBES HOUSING

BY: Roy La Fromboise DIRECTOR OF HOUSING
ROY LA FROMBOISE

STATE OF Oregon
COUNTY OF Klamath ss. August 28 1998

Personally appeared the above named Roy La Fromboise
as Director of Housing for the Klamath Tribes

and acknowledged the foregoing instrument to be a voluntary act.



Before me:
Lisa Legget-Weatherby
Notary Public for Oregon
My commission expires 11/20/99

ESCROW NO. MT45761-LW

Return to:
TERESA M. JONES

STATE OF OREGON,
County of Klamath ss.
Filed for record at request of:

Amerititle
on this 28th day of August A.D. 1998
at 3:43 o'clock P.M. and duly recorded
in Vol. M98 of Deeds Page 31809

Bernetha G. Letsch, County Clerk
By Kathleen Ross
Fec. \$30.00 Deputy

This document is being re-recorded to correct legal description

30-1000

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amerititle the 2nd day
of October A.D., 19 98 at 9:00 o'clock A. M., and duly recorded in Vol. M98
of Deeds on Page 36332

FEE \$10.00 Re-record By Bernetha G. Letsch, County Clerk
Kathleen Rosa

Unofficial Copy