

69498

98 NO. 12 A1133

Vol. M98 Page 41253WARRANTY DEED STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

ASPEN TITLE ESCROW NO. 01048649AFTER RECORDING RETURN TO:
Mr. and Mrs. Terry LoweGeneral Delivery
Finanza Co #97623

Aspen Title & Escrow
on this 12th day of November A.D., 1998
at 11:33 o'clock A. M. and duly recorded
in Vol. M98 of Deeds Page 41253
Bernetha G. Letsch, County Clerk

UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS TO THE FOLLOWING ADDRESS:
SAME AS ABOVEBy Kathleen Ross
Fee, \$30.00 Deputy:EARL JOE IRVIN JR., hereinafter called GRANTOR(S), convey(s)
and warrants to TERRY LOWE AND TONI LOWE, husband and wife,
hereinafter called GRANTEE(S), all that real property situated
in the County of Klamath, State of Oregon, described as:LOT 5, BLOCK 7, TRACT 1039, YONNA WOODS UNIT NO. 2, IN THE
COUNTY OF KLAMATH, STATE OF OREGON.

CODE 207 MAP 3711-2800 TL 100

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tl
"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 30.390."

and covenant(s) that grantor is the owner of the above described
property free of all encumbrances except covenants, conditions,
restrictions, reservations, rights, rights of way and easements
of record, if any, and apparent upon the land, contracts and/or
liens for irrigation and/or drainage.and will warrant and defend the same against all persons who may
lawfully claim the same, except as shown above.The true and actual consideration for this transfer is
\$13,900.00.In construing this deed and where the context so requires, the
singular includes the plural.IN WITNESS WHEREOF, the grantor has executed this instrument
this 4th day of November, 1998.

X Earl Joe Irvin Jr.
EARL JOE IRVIN JR.

STATE OF ~~CALIFORNIA~~ OREGON ^{ss.}
COUNTY OF Klamath) ss.

On November 11, 1998, before me,
Carl Joe Irvin Jr., personally appeared Earl Joe
Irvin, Jr. personally known to me (or proved to me on the basis
of satisfactory evidence) to be the person(s) whose name(s)
is/are subscribed to the within instrument and acknowledged to
me that he/she/they executed the same in his/her/their
authorized capacity(ies), and that by his/her/their
signature(s) on the instrument the person(s) or the entity upon
behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Trisha L. Powell
My commission expires: October 4, 2002