

71570

MTC 46834-MS
WARRANTY DEED Vol. M98 Page 45992

98 DEC 16 AM 1:37

ROBEIN R. STULTS,

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

STEVEN S. STULTS,

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 1 IN BLOCK 1 OF BANYON PARK, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF COUNTY CLERK OF KLAMATH COUNTY, OREGON

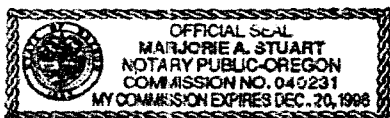
SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:
and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

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 \$-0-

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 4603 SUMAC AVENUE, KLAMATH FALLS, OR 97603

Dated this 15 day of December 1998

ROBBIN R. STULTS
STATE OF OregonSS. December 15 19 98COUNTY OF KlamathPersonally appeared the above named Robbin R. Stultsand acknowledged the foregoing instrument to be her voluntary act.

(seal)

Before me:


Notary Public for Oregon
My commission expires 12-20-98

ESCROW NO. MT46834-MS

STATE OF OREGON,
County of Klamath SS.

Return to:

STEVEN S. STULTS
4603 SUMAC AVENUE
KLAMATH FALLS, OR 97603

Filed for record at request of:

Amerititle

on this 16th day of December A.D., 1998
at 11:37 o'clock A. M. and duly recorded
in Vol. M98 of Deeds Page 45992

Bernetha G. Letsch, County Clerk

By Kathleen Rose

Fee. \$30.00

Deputy.