

72215

MTC 46682-KC
WARRANTY DEED Vol. M98 Page 47636

TO, JAMES MEHARG AND WILLIAM L. AULT, NOT AS TENANTS IN COMMON, BUT WITH RIGHT OF SURVIVORSHIP,
 Grantor(s) hereby grant, bargain, sell, warrant and convey to:
 WORDEN EGGSMAN,
 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 13 IN BLOCK 209, MILLS SECOND 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.

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 \$ 50,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 2135 RADCLIFFE AVENUE, KLAMATH FALLS, OR 97601

Dated this 28th day of Dec, 1998.

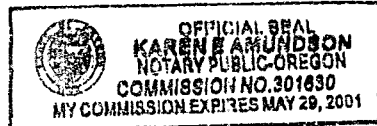
James Meharg
 JAMES MEHARG

William L. Ault
 WILLIAM L. AULT

STATE OF Oregon ss. Dec 28 19 98
 COUNTY OF Klamath

Personally appeared the above named James Meharg & William L. Ault

and acknowledged the foregoing instrument to be their voluntary act.



(seal)

Before me:

Karen E. Amundson
 Notary Public for Oregon
 My commission expires 5-29-01

ESCROW NO. MT46682-KC

STATE OF OREGON,
 County of Klamath ss.

Filed for record at request of:

Return to:
 WORDEN EGGSMAN
 2135 RADCLIFFE AVENUE
 KLAMATH FALLS, OR 97601

Amerititle
 on this 29th day of December A.D. 1998
 at 3:27 o'clock P. M. and duly recorded
 in Vol. M98 of Deeds Page 47636

Bernetha G. Letsch, County Clerk

By Kathleen Ross
 Fee. \$30.00 Deputy.