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99 JAN -6 P3:34

MTC 46929-MG
WARRANTY DEED Vol. 199 Page 438

MICHAEL J. CASEY,

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

WINIFRED C. HARTSHORN,

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 21 and the West 1/2 of Lot 22 (being the Westerly 25 feet adjacent to Lot 21), in Block 4 of HILLSIDE 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 \$ 90,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1855 LOWELL STREET, KLAMATH FALLS, OR 97601

Dated this 31 day of December 19 98

Michael J. Casey
MICHAEL J. CASEY

STATE OF

Oregon

ss.

December 31 19 98

COUNTY OF

Klamath

Personally appeared the above named

Michael J. Casey

and acknowledged the foregoing instrument to be his voluntary act.



Before me:

Notary Public for

My commission expires

Marion Grantham
Oregon
1/22/01

(seal)

ESCROW NO. MT46929-MG

Return to:

WINIFRED C. HARTSHORN
1855 LOWELL STREET
KLAMATH FALLS, OR 97601

STATE OF OREGON,
County of Klamath ss.

Filed for record at request of:

Amerititle
on this 6th day of January A.D. 1999
at 3:34 o'clock P.M. and duly recorded
in Vol. M99 of Deeds Page 438
By Linda Smith, County Clerk
By *Kathleen Rose* Deputy.

Fee, \$30.00