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Vol. m99 Page 10360
MTC 47242-LW
WARRANTY DEED

ANITA HUNT and MICHAEL B. METTS, with the rights of survivorship, Grantor(s) hereby grant, bargain, sell, warrant and convey to: JAMES C. THOMPSON and DANETTE L. THOMPSON, husband and wife, 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 SOUTHERLY 70 FEET OF LOT 4 IN BLOCK 63 OF NICHOLS 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 \$ 78,900.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 5919 Mason Lane K Falls, OR. 97601

Dated this 23 day of MARCH, 1999.

Anita Hunt
ANITA HUNT

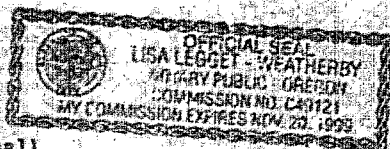
Michael B. Metts
MICHAEL B. METTS

BY: Anita Hunt HIS ATTORNEY IN FACT
ANITA HUNT

STATE OF OREGON
COUNTY OF KLAMATH
99. MARCH 23 1999

Personally appeared the above named ANITA HUNT FOR HERSELF AND FOR MICHAEL B. METTS AS HIS ATTORNEY IN FACT

and acknowledged the foregoing instrument to be HER voluntary act.



(seal)

Before me:

Lisa Legget Weatherby
Notary Public for OREGON
My commission expires 11/20/99

ESCROW NO. MT47242-LW

Return to:
JAMES C. THOMPSON
5919 Mason Lane
K. Falls, OR.
97601

STATE OF OREGON, ss.
County of Klamath.

Filed for record at request of:

this 23rd day of March A.D. 1999
at 3:26 o'clock P. M., and duly recorded
in Vol. M99, of Deeds on Page 10360

Linda Smith, County Clerk

Kathleen Rose, Deputy
Fee \$30.00