


MT 47873-KC
(Reserved for Recording Purposes)

SPECIAL WARRANTY DEED

ODVA Account Number	Tax Account Number
C05205	R125581; 0M59251

IN CONSIDERATION of fulfillment of that certain Contract of Sale dated June 25, 1985, in the Face Value of \$30,000.00 and recorded on June 26, 1985, in Vol. M85 Page 9732, Klamath County, the STATE OF OREGON, by and through the Director of the Oregon Department of Veterans' Affairs, grantor, conveys and specially warrants unto Carol A. Lopez, grantee(s), all of the STATE OF OREGON's right, title and interest to the following described real property free of encumbrances created or suffered by the grantor on or before June 25, 1985, except as specifically set forth herein, situated at 2935 South 6th Street, Malin, Oregon 97632 in Klamath County, State of Oregon, to wit:

A parcel of land situated in the SW1/4NW1/4 of Section 15, Township 41 South, Range 12 East of the Willamette Meridian, and more particularly described as follows: Beginning at a point from which the West quarter corner of said Section 15 bears North 89° 46' West, 740 feet, and South 0° 14' West, 1290 feet; thence South 0° 14' West along the Westerly right of way line of 6th Street, 170.00 feet; thence North 89° 46' West, 244.80 feet; thence North 0° 14' East, 170.00 feet to a line drawn parallel with and 30 feet distant from the North boundary of the SW1/4NW1/4 of said Section 15; thence South 89° 46' East, 244.80 feet to the true point of beginning. EXCEPTING THEREFROM the South 85 feet.

AFTER RECORDING RETURN TO:

Until a change is requested, all tax statements shall be sent to the following address:

CAROL LOPEZ
PO BOX 101
MALIN, OR 97632

CAROL A. LOPEZ
PO BOX 101
MALIN, OR 97632

Together with the following-described mobile home which is firmly affixed to the property:

1965 Great Lakes, 10 x 48 mobile home, Serial Number 3487.

SUBJECT TO:

1. Any taxes for 1999/2000 when due or payable.
2. Any Right of Redemption as Provided by Law.
3. The rights of the public in and to that portion of the premises herein described lying within the limits of streets, roads, or highways.
4. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Malin Irrigation District.
5. Reservations contained in Patent from the United States recorded March 16, 1900 in Volume 12, Page 602 as follows: "Also subject to the right of the proprietor of a vein or lode to extract and remove his own therefrom, should the same be found to penetrate or intersect the premises hereby granted as provided by law."

"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."

IN WITNESS WHEREOF, the State of Oregon, represented and acting by the Director of the Oregon Department of Veterans' Affairs, has caused these presents to be executed May 3, 1999, at Salem, Oregon. The foregoing recital of consideration is true as I verily believe.

DIRECTOR OF OREGON DEPARTMENT OF VETERANS' AFFAIRS — Lender

By: _____

Joyce D. Emerson, Acting Manager, Accounts Services

STATE OF OREGON)

) Ss.

County of Marion)

On May 3, 1999,

this instrument was acknowledged before me by the above-named Joyce D. Emerson, who personally appeared, and, being first duly sworn, did say that she is authorized to sign the foregoing document on behalf of the Oregon Department of Veterans' Affairs by authority of its Director.

Before me: _____

Notary Public for Oregon

State of Oregon, County of Klamath
Recorded May 6, 1999, at 11:22 AM
at the referenced page, Vol. M99.
Linda Smith, County Clerk
Fee \$ 35 -

Linda Smith

