

MTC 47747-LW  
WARRANTY DEED

Vol. M99 Page 17594

ROBERT C. STUDER and SHERI M. STUDER, husband and wife,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
KIT A. CLARK,

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 23 OF NEW DEAL TRACTS, 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 \$ 56,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 1518 GARY ST., KLAMATH FALLS, OR 97603

Dated this 5 day of May, 1999

Robert C. Studer  
ROBERT C. STUDER

Sheri M. Studer  
SHERI M. STUDER

STATE OF Washington SS. May 5 19 99  
COUNTY OF King

Personally appeared the above named Robert C. Studer and  
Sheri M. Studer

and acknowledged the foregoing instrument to be their voluntary act.



Before me:

Sandra M. Larkin  
Notary Public for Washington  
My commission expires 7/29/00

(seal)

ESCROW NO. MTC 47747-LW

Return to:

KIT A. CLARK  
1518 GARY ST.  
KLAMATH FALLS, OR 97603

State of Oregon, County of Klamath  
Recorded May 7, 1999, at 11:34 AM  
at the referenced page, Vol. M99.  
Linda Smith, County Clerk  
Fee \$ 30

Linda Smith