

MT47758-MS  
WARRANTY DEED

Vol M99 Page 22093

JOHN R. FILLER and ELLEN V. FILLER, as tenants by the entirety,  
Grantor(s) hereby grant, bargain, sell, warrant and convey to:  
JOHN L. BAILEY and CRISTITA S. BAILEY, 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:

LOTS 6 AND 7 IN BLOCK 33 OF KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT,  
PLAT NO. 2, 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 \$ 68,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the  
following address: 8331 PRAIRIE DOG DRIVE, BONANZA, OR 97623

Dated this 1st day of JUNE, 1999

JOHN R. FILLER

ELLEN V. FILLER

STATE OF Arizona

SS. June 1 19 99

COUNTY OF Pima

Personally appeared the above named

\*\*\*\*\*John R. Filler & Ellen V. Filler\*\*\*\*\*

and acknowledged the foregoing instrument to be voluntary act.

Before me:

Notary Public for Pima County

My commission expires 11-09-1999

ESCROW NO. MT47758-MS

Return to:

JOHN L. BAILEY  
8331 PRAIRIE DOG DRIVE  
BONANZA, OR 97623

State of Oregon, County of Klamath  
Recorded 6/04/99, at 11:44 a.m.  
In Vol. M99 Page 22093  
Linda Smith, County Clerk  
Fee \$ 30

Linda Smith