

1999 JUN 18 AM 11: 43

MTC 48136-KR  
WARRANTY DEED

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CHARLOTTE E. CLOFT,

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

JEFFREY P. CRONIN,

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 5 in Block 11 of Tract 1003, THIRD ADDITION TO MOYINA, 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 CRS 30.930.

The true and actual consideration for this conveyance is \$ 120,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 1202 Thomas Drive, Klamath Falls, OR 97603

Dated this 15th day of June, 1999.

  
CHARLOTTE E. CLOFT

STATE OF OREGON

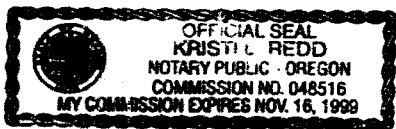
COUNTY OF KLAMATH

SS. June 15 19 99

Personally appeared the above named

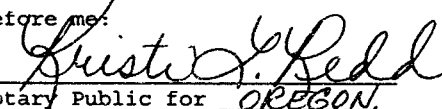
CHARLOTTE E. CLOFT

and acknowledged the foregoing instrument to be her voluntary act.



(seal)

Before me:

  
Notary Public for OREGON

My commission expires 11/16/99

ESCROW NO. MT48136-KR

Return to:

JEFFREY P. CRONIN

1202 Thomas Drive

Klamath Falls, OR 97603

State of Oregon, County of Klamath

Recorded 6/18/99, at 11:43 a.m.

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Linda Smith,

County Clerk

Fees 30 - KR