

MTC 48439-MS
WARRANTY DEED

Vol. M99 Page 30117

1999 JUL 28 PM 3:32

SCOTT M. PENN and JANET G. PENN, as tenants by the entirety, Grantor,

hereby grant, bargain, sell, warrant and convey to:

GREGORY D. CLUM and DARCIE G. CLUM, husband and wife, Grantee,

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 60 OF FIRST ADDITION TO SUMMERS LANE HOMES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

TAX ACCOUNT NO.: 3909-011BA-05700-000

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.

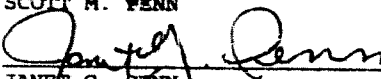
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO 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 118,500.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 4794 ONYX AVENUE, KLAMATH FALLS, OR 97603

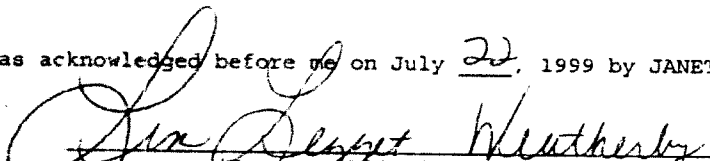
Dated this 22nd day of July, 1999


SCOTT M. PENN


JANET G. PENN

State of Oregon
County of **KLAMATH**

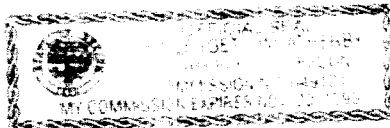
This instrument was acknowledged before me on July 22, 1999 by JANET G. PENN.


(Notary Public for Oregon)

My commission expires 11/20/99

ESCROW NO. MT48439-MS

Return to:
GREGORY D. CLUM
4794 ONYX AVENUE
KLAMATH FALLS, OR 97603



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of

SAN BERNARDINO

} ss.

On July 26, 1999, before me,Patricia Reyes

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared

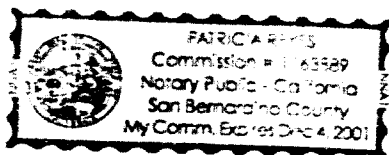
Scott M. Penn

Name(s) of Signer(s)

I personally known to me

+ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



Place Notary Seal Above

WITNESS my hand and official seal.

Patricia Reyes
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document:

Warranty Deed

Document Date:

July 22, 1999

Number of Pages:

1

Signer(s) Other Than Named Above:

Janet G Penn

Capacity(ies) Claimed by Signer

Signer's Name:

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other _____

Signer Is Representing: _____

 RIGHT THUMBPRINT
OF SIGNER
Top of thumb here